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Our Building and Plan Service

WE offer this new Book of Home Designs for the purpose of assisting those desiring to build a home of their own, or to improve their present one. These homes are in American Colonial, New England, English Colonial, Dutch Colonial, English Manor, Italian, Spanish or Mission styles, assuring a wide choice in design as well as in size and materials.

¶ The Plans have been prepared by the best architectural talent and combine practicability, distinctiveness of designs and economical construction cost. The blue prints and materials for these homes are furnished by our Company.

¶ Come in and see us and we will be glad to talk it over. Such matters as quotations on materials, labor costs, duration of construction and information on general financing will be gladly furnished. Years of practical experience have brought us in contact with the best contractors, the services of which will be placed at your disposal.

¶ Frequently one has some certain arrangements, or a special feature they desire to have incorporated into the general plans. And, quite possibly, an entirely different arrangement may be desired. In either event, these changes will require but a few days and will be made by capable architects at a small cost.

¶ The homes illustrated are of the most modern design and have a permanent appeal. Nothing freakish, flashy nor faddish has been included. They were selected on a conservative basis which at the same time permitted an adequate variety to express one's individual taste. As a result they are not of a fly-by-night popularity but will have a lasting beauty and resale value.

¶ If we may be of service in assisting you with your contemplated building, it will be a pleasure to have you call on us. Should it be more convenient, telephone or write, suggesting the time you would desire us to call. Let us be of service to you.

Henry C. McDuff Estate

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FOREWORD

CONCERNING

Home Architecture

ONE of the first problems which confronts the prospective home builder is the selection of the style of architecture for his new home. New England Colonial, Dutch Colonial, Old and Modern English, American, Spanish and Italian all prove upon investigation to have practical advantages and undisputed charm. How then does the home builder choose? Certainly, not all types of houses will appeal to him but undoubtedly there will be more than one type that will catch his fancy. It would help, in making the final choice, to keep the following points in mind.

First, waive if possible all momentary attractions and think of how the home will appear to you year after year. Will it wear well?

Second, is this particular form of interior arrangement suited to your tastes and requirements? Architectural style determines the interior as well as the exterior.

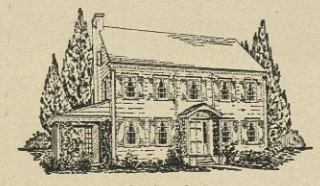
Third, can this home be executed in materials that are available? It is expensive to send far away for large quantities of building supplies.

Fourth, will this kind of a home look best on the setting that has been chosen and will it harmonize with the neighboring houses?

Fifth, can you do justice to this style of architecture with your appropriation? Some types run into much more money than others because of the more elaborate principles upon which they are conceived.

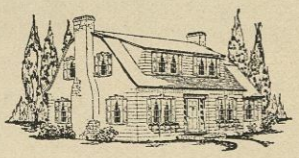
Sixth, has this style of architecture a general appeal? Will the re-sale value be high?

Time spent thinking on this subject cannot help but mean a saving in money and an insurance against regret. Mistakes are costly and alterations are expensive and inconvenient. It is only fair to yourself to look into the subject of home architecture to know something about the principles upon which your home is going to be built. To help you do this a brief summary of the fundamentals of the various types is given on this page and the next.



Colonial

Even disregarding the rich association of Colonial architecture with American history, traditions and culture, this style deserves serious consideration from the prospective home builder. It is the simplest of all types of home architecture and consequently the least expensive to build. To be true to precedent the floor plan must be rectangular and the rooms square, therefore permitting no indulgence in "cozy corners," angular rooms or irregular additions. If tradition is followed, the result cannot help but be dignified, genial, beautiful and economical, for it is a proven type of home with lasting appeal.



Dutch Colonial

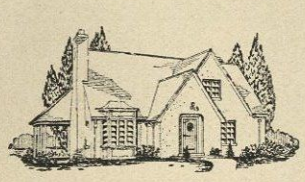
The Dutch Colonial style gets its name from the Dutch Colonists who settled lower New York. It is distinguished from other Colonial styles by the "gambrel" roof which gives the appearance of a one-story house with all the space of a two-story house. The best types are long and low and set close to the ground. The dormer should be narrower than the first story to be true to precedent. Brick, shingles and siding can be used with equal propriety but it is best not to mix them up. Above all, let it ramble, for the Dutch Colonial home is nothing if not picturesque.

Gothic

A Gothic home can usually be spotted by the half-timbered and stuccoed scond story. It is relatively uncommon and some charming effects, both inside and out, can be obtained by an intelligent use of its principles. The main principle behind the Gothic home is one of frankness. That is the exterior is a frank expression of the interior arrangement and should be designed to reveal what it conceals. The floor plan is first laid out and the elevation taken from it. One can go to almost any limits in arranging the interior to suit himself and at the same time feel confident that he will have a beautiful home from the outside, a composition of shapely architectural forms, varied wall surfaces projecting casements and rich decorative detail.

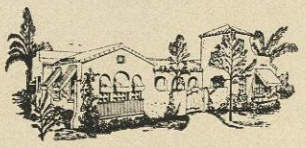
Italian

The Italian home is a model of architectural symmetry and decorative exquisiteness. An application of Classic principles of architecture to the home, it bears a close relationship with Colonial houses. It has, however, an advantage over the Colonial home in that the floor plan is not forced into a rectangle. The rooms can be placed and arranged in almost any way without disturbing the desired exterior effect because the windows and doors are not required to be in certain positions as in the Colonial home. The rich decoration of the Italian style is a heritage from the Renaissance.



Modern English

The Modern English house is getting a wide and deserving popularity. It is a flexible style, can be executed equally well in siding, shingles, stucco and brick and can be designed to look well on any size lot. This same flexibility permits almost any arrangement of any size rooms. Specifically, the Modern English home is built from the inside out. First the large living room is laid out, then the kitchen, dining room and reception hall are made to balance and finally the upstairs rooms are distributed to keep the harmonious balance of the first floor. To one of independent thought, anxious to inculcate his own ideas into his home, this style should make a strong appeal.



Spanish

Spanish mission homes have certain advantages found in no other style of architecture. They are built around an inner court, or patio, which permits any number of any size rooms. Furthermore each room is a distinct unit and the kitchen and dining room and private bedrooms can be all segregated from the living rooms. The open court proves to be a most welcome retreat in hot weather and privacy is here had that is not possible in the American front porch. Despite its national popularity the Spanish Mission home is particularly adapted to warm climates and works out best under warm climatic conditions.

Western Bungalow

The Western Bungalow, pictured above, continues to be one of the best liked types of homes. The wide open porch and the long sloping roof, interrupted only by the graceful dormer, presents a front that is captivating and impressive. This style is particularly adapted to narrow lots and allows the living room to extend all across the front of the house. The floor plan is simple, and the distribution of rooms handy. One of the best recommendations of the Western Bungalow is its comparative inexpensiveness to build. It makes a good investment as its enduring popularity makes it always easy to dispose of.

No Home Should Be Constructed Without Carefully Made Plans

Correctly drawn plans are essential to first-class construction. Poorly made plans mean waste, delay, poor construction, and usually undesirable homes. As we are aware of the needs of this community, we recommend, therefore, that our patrons use blue-print plans of the highest merit.

THE PLAN BUREAU includes architects, engineers, and skilled draftsmen with years of experience in house planning and construction, who include everything possible to make the plans accurate and complete in regard to design, strength and utility, comfort and home conveniences.

(See next three pages for specimen of the completed plans produced by experienced craftsmen.)

THE BLUE-PRINT PLANS for homes in this book eliminate all guesswork, as everything is figured out in advance by skilled designers. All dimensions, sizes, details and directions are accurately and fully given to make erection easy for the builder. They make sure by actual figures that the sizes of all lumber, beams, footings, masonry walls, etc., are of such size that they will safely carry all loads and withstand all stresses which may be imposed upon them.

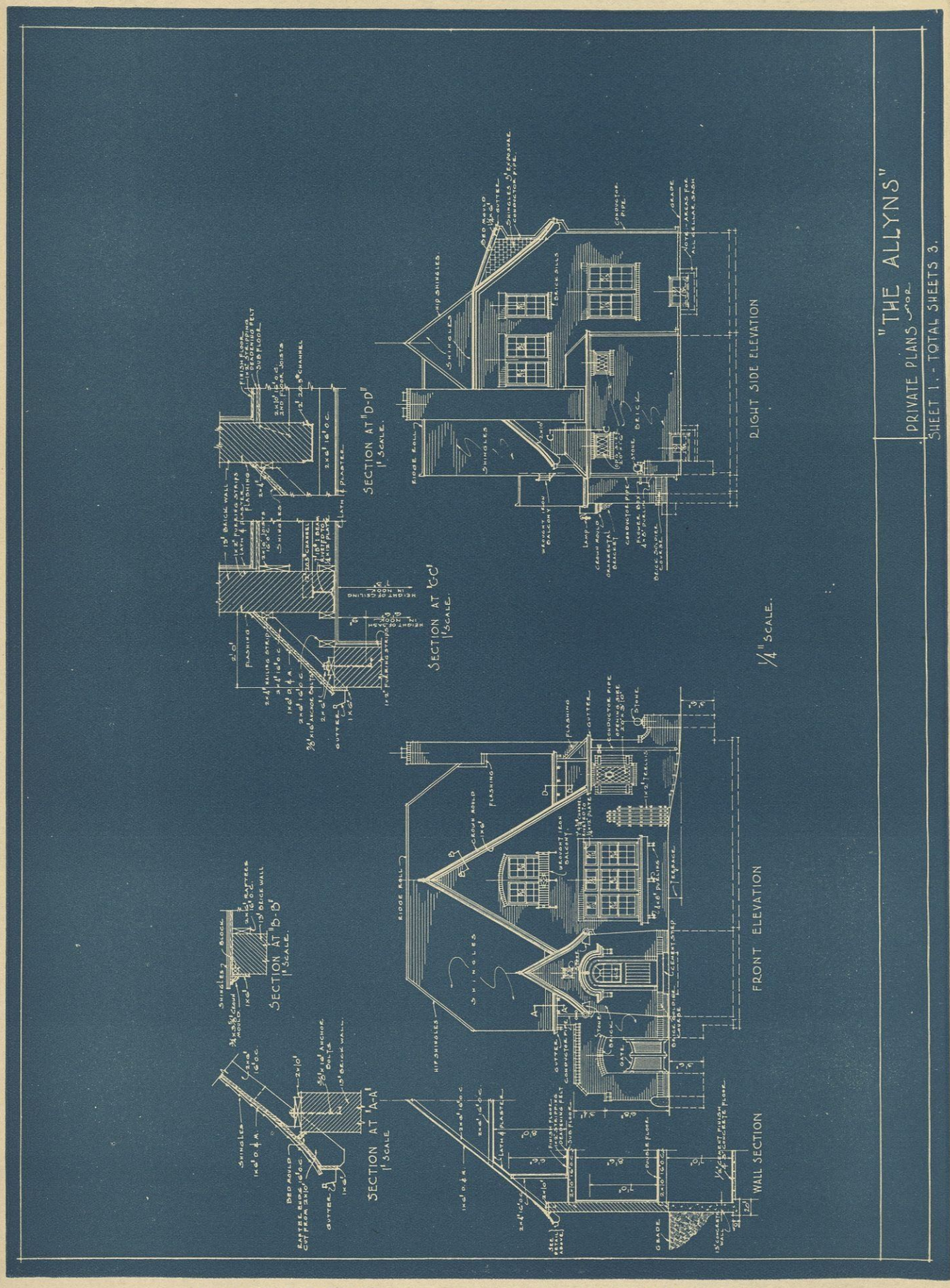
THE COMPLETE BLUE-PRINT PLANS for homes shown in this book include the following:

Basement or Foundation Plan.
First Floor Plan.
Second Floor Plan.
Front Elevation.
Right Side Elevation.
Left Side Elevation.
Rear Elevation.
Section Drawings and Details.

Usually the above plans are furnished in three large sheets of blue-prints. On the following pages you will see a sample illustration of the blue-print plans for homes in this book. These illustrations are about one-quarter of the size of the actual blue-print plans, yet they give a good idea of the importance of using accurate, comprehensive and practical plans.

SPECIMEN OF BLUE PRINT WORKING PLANS

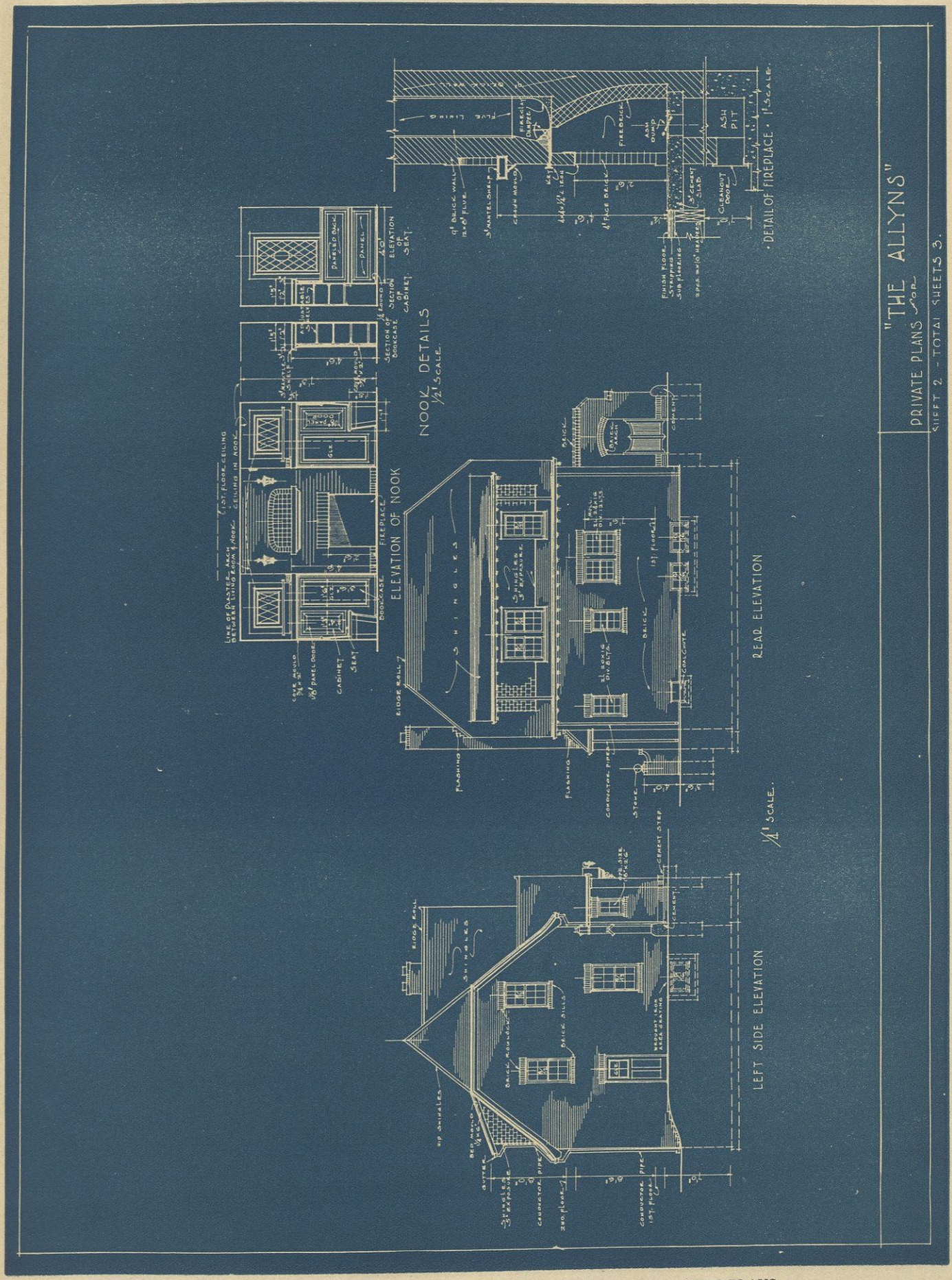
ILLUSTRATION IS ABOUT ¼ ACTUAL SIZE



☞ ABOVE IS SHEET NO. 1 OF THE COMPLETE THREE-SHEET SET OF PLANS.
NOTE: ALL ELEVATIONS AND FLOOR PLANS ARE MADE TO A STANDARD SCALE OF ¼-INCH TO FOOT.

SPECIMEN OF BLUE PRINT WORKING PLANS

ILLUSTRATION IS ABOUT ¼ ACTUAL SIZE



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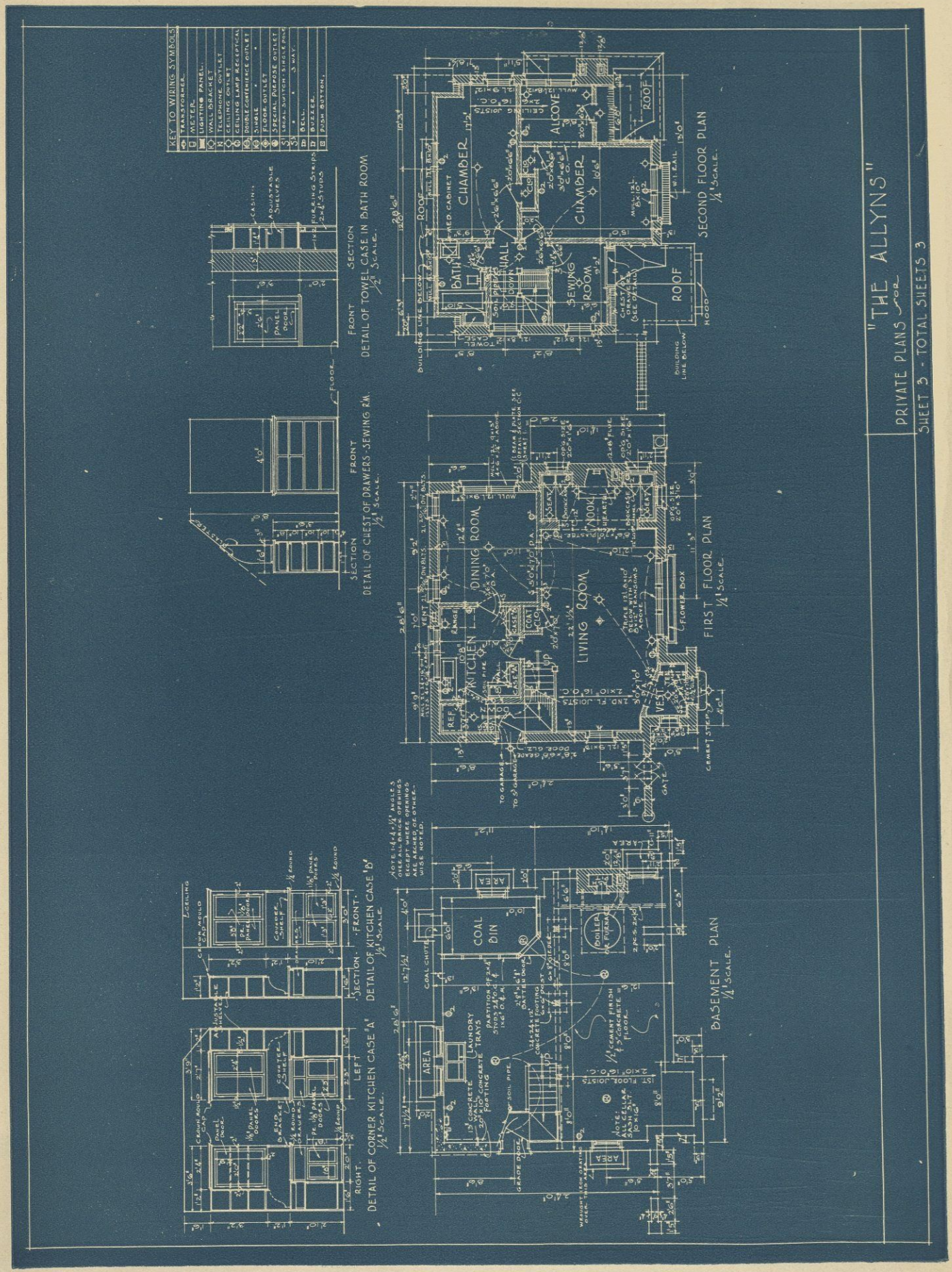
SPECIMEN OF BLUE PRINT WORKING PLANS

ILLUSTRATION IS ABOUT ¼ ACTUAL SIZE



☛ ABOVE IS SHEET NO. 3 OF THE COMPLETE THREE-SHEET SET OF PLANS.
NOTE: ALL ELEVATIONS AND FLOOR PLANS ARE MADE TO A STANDARD SCALE OF ¼-INCH TO FOOT.

Courtesy of National Lead Co.

Suggestions for the Interior

THE problem of furnishing and decorating the home is an all important one. It is here that we attain individuality or common-placeness, constant comfort or constant annoyance, inspired and full living or mere routine existence. There are no rules or standards to insure success. It is simply a matter of taste and the old Romans were not far wrong in saying that "there is no final arbiter in matters of taste." It is only by giving our utmost in time and thought to this subject that we can hope to achieve harmony and complete self-expression in our environments.

The following illustrations of interiors are offered merely to stimulate thought in this direction, to help develop a sense of color, balance and the fitness of things. If you find herein specific solutions to your problems, so much the better. Remember, however, that yours are individual problems and if you are to solve them to your lasting satisfaction and take pleasure in doing so, you must maintain a discriminating mind and a quickened interest. And to do so must keep in constant contact with the best.

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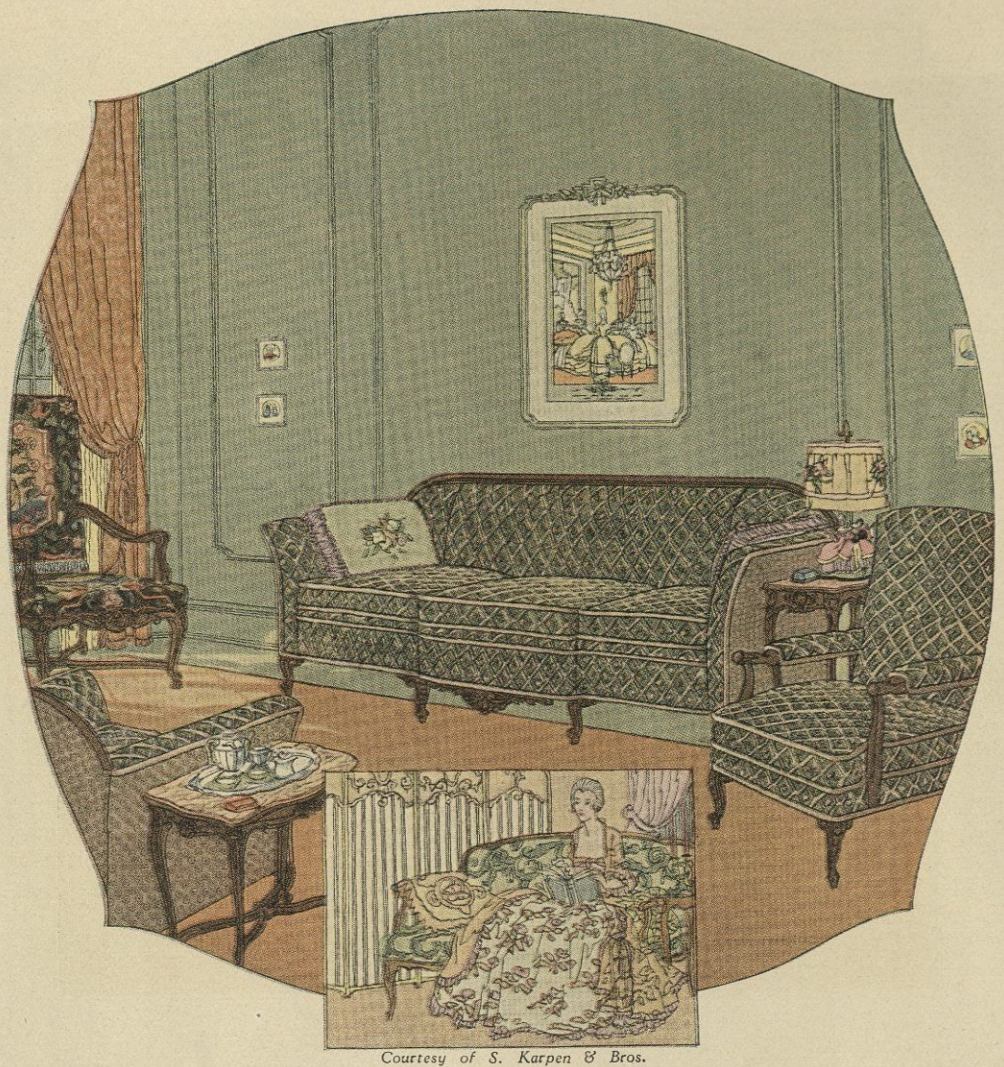
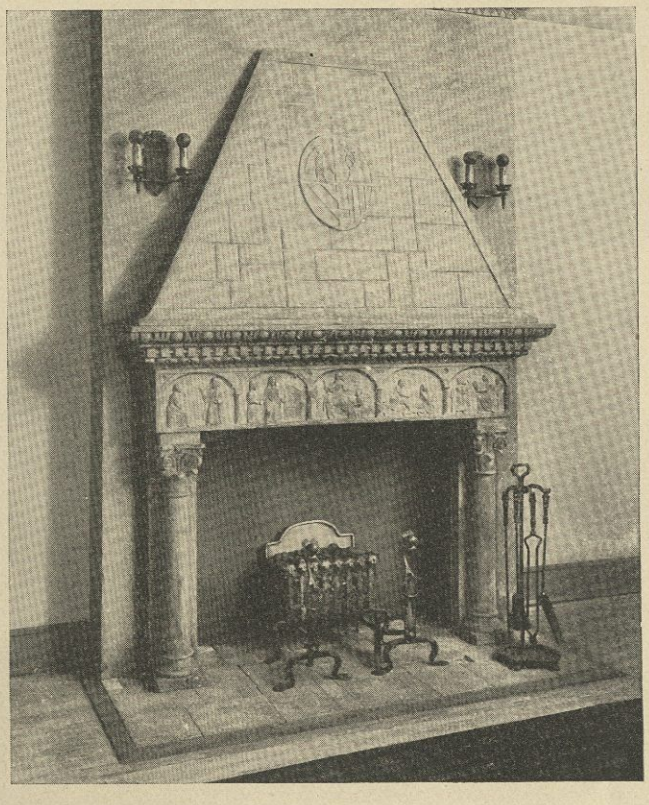


Courtesy of S. Karpen & Bros.



Upon the arrangement of the furniture and the nice balancing of the pieces depends to a good extent the attractiveness of the home. The arrangement above is admirable, each piece being placed just enough off line to not make the room seem rigid and dull. One can seat a number of guests here without the troublesome and embarrassing operation of pulling up chairs. The placement of the large and small pictures on the wall preserves a stately balance.

The fireplace at the left is ornamental and practical and needs no other features to set it off. It will appear to best advantage in an Italian, Spanish or Old English home. When placed at the end of a low, long, sweeping room nothing could be more effective.

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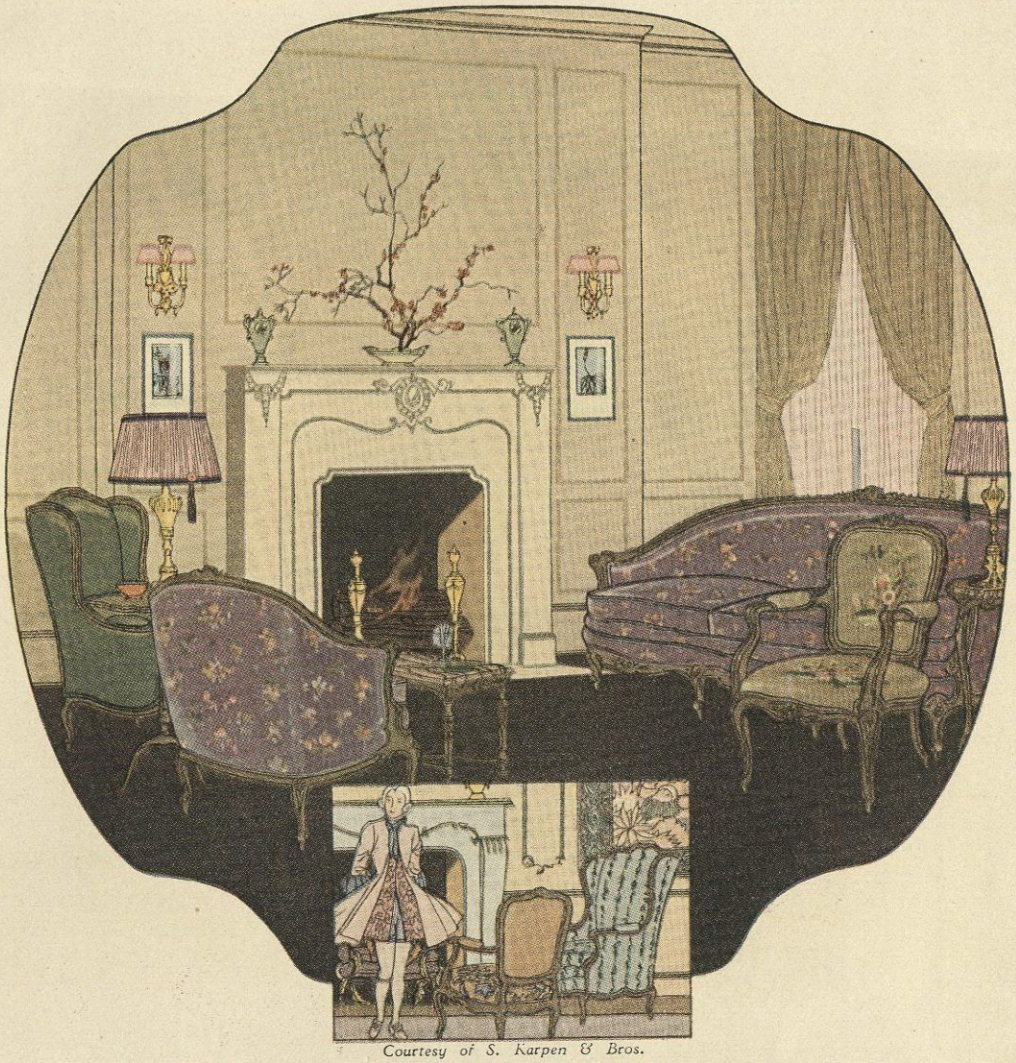


Courtesy of S. Karpen & Bros.

The illustration above shows a formal and dignified treatment of a living room. Delicate, graceful furniture, simple but interesting wall treatment, colorful chair coverings and accessories show much thought in selection. The fireplace at right can also be used in this kind of a room.

Very few people have either the means or the desire to buy all new furnishings for their new home. Many treasured objects, acquired from time to time, wish to be retained. The thing to do, then, if unity of design and effect are to be obtained, is to make the new purchases harmonize with the pieces which are to be kept. For instance, if the old furniture is brown mahogany, the new pieces should be of brown mahogany or of a wood that looks well with brown mahogany.

See Next Page

Courtesy of National Lead Co.

Paneling

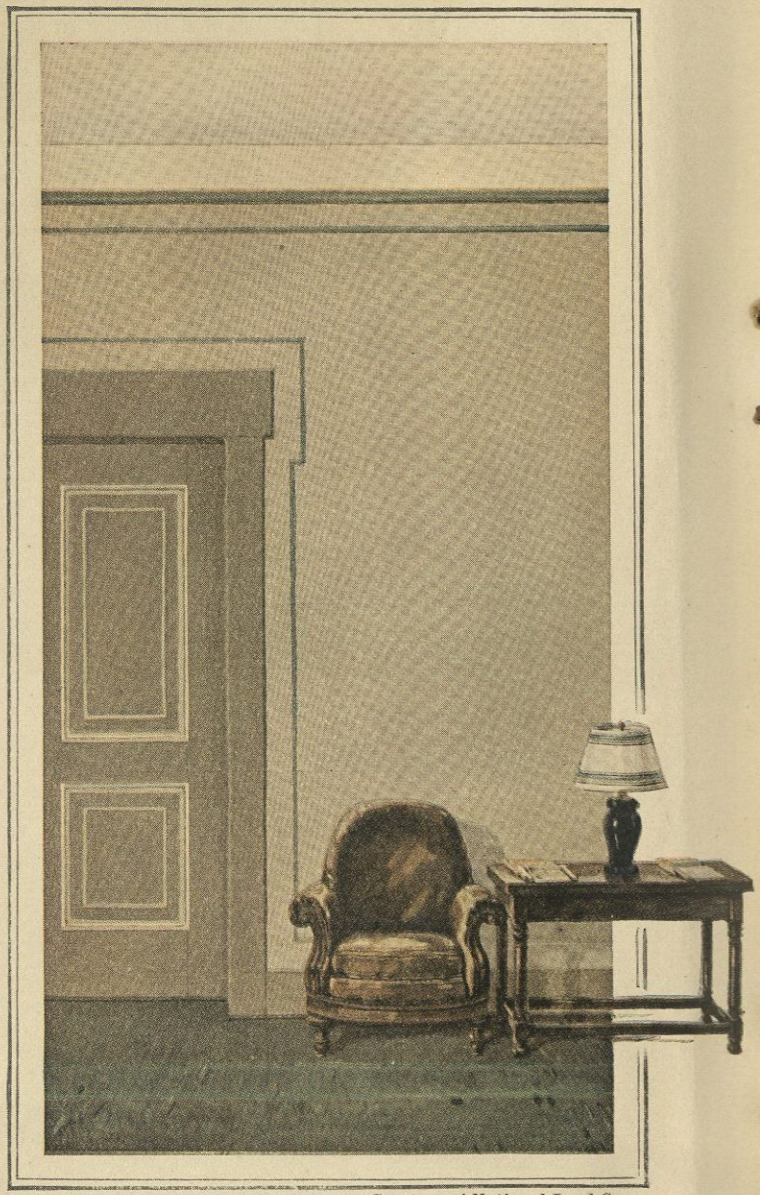
Paneling is effective if the proportions of the room are good. Small rooms where the furniture is of an informal nature are better not paneled. In the case of large but low ceilinged rooms, narrow vertical panels will create the impression of height. In extremely high ceilinged rooms, panels that are longer horizontally than they are vertically will apparently lower the ceiling line.

Architectural paneling, established by the introduction of actual moldings, may be treated in many ways. The wall surface outside the panel is usually painted a little lighter in color than the center of the panel and the molding. The center may be made more interesting with two-tone figured or mottled effects. The moldings are oftentimes painted a contrasting color or striped with a narrow line of contrasting color. This treatment lends itself especially well to narrow rooms or long halls.

Striping

Striping is probably one of the simplest and cheapest ways of adding interest to a room that the decorator has at his command. Under this method a narrow painted stripe of a contrasting color is used a few inches out on the side wall to outline the picture molding, baseboard, door and window trim. Narrow moldings in the trim and the panelings of the doors may also be followed. The width of the stripe and its distance out from the trim should vary according to the size of the room.

While the use of a color that contrasts with the side wall woodwork is a safe rule to follow in striping, there are other considerations which might influence the decorator in his choice of color. If light cretonnes are selected for hangings, a light stripe similar to one of the colors in the pattern will be effective. Dark hangings and furnishings should be closely matched with a dark stripe. If the woodwork has been painted pale yellow or gray, black stripes will give to the room a smart and pleasing appearance.



Courtesy of National Lead Co.

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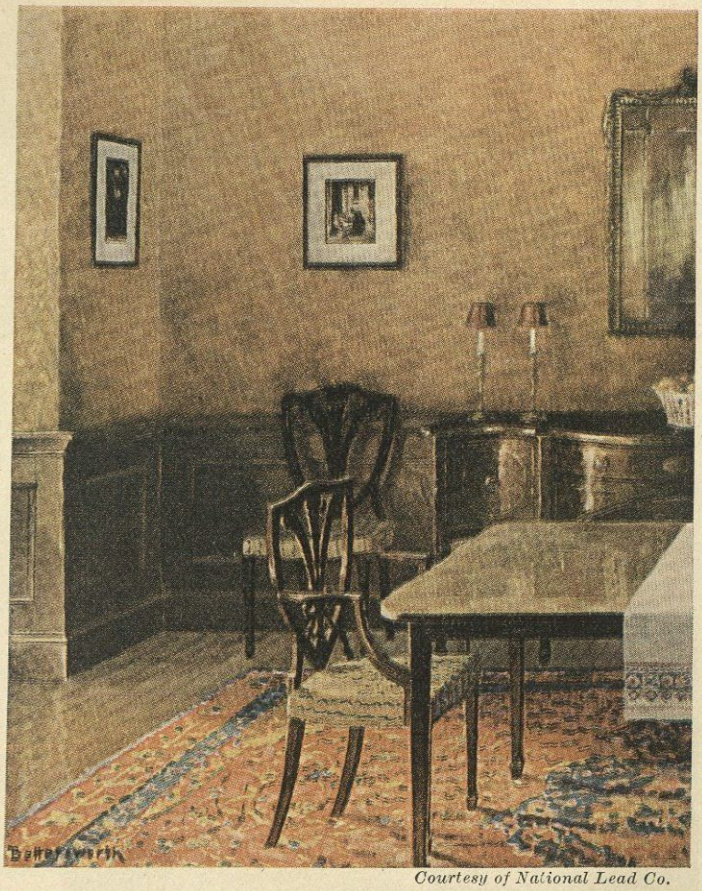
Courtesy of Mosaic Tile Co.

The dining room can be in either cool, retreating colors like the above or rich warm colors like the right. The determination of the prevailing colors should be arrived at from a consideration of the house as a whole and not as a series of independent units. Thus if your house is a cool, quiet Colonial home with painted woodwork and light walls, the color scheme above is recommended. If on the other hand you have a Tudor or Italian or Spanish home with dark trim, the warm, rich colors of the right are suggested.



Courtesy of National Lead Co.

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Courtesy of Simmons Company

Italian influences inspire the rich blending of color in this distinguished chamber. The walls and vaulted ceiling of rough plaster are stippled in hydrangea tones, reflected in the warm taupe of the chenille or Wilton carpet. The old-gold satin bed covers and pillows are banded in rust-black satin. The portiere is green silk brocade. An early Italian painting in the Florentine frame above the beds. A grille of fine Venetian iron-work in the door leading to the loggia. The vanity, chifforette and night table are modern pieces of exquisite taste.

The Renaissance fireplace at left will look well in either a bedroom or a living room. The placing of a tapestry above it makes it a decorative center as well as giving relief in color.

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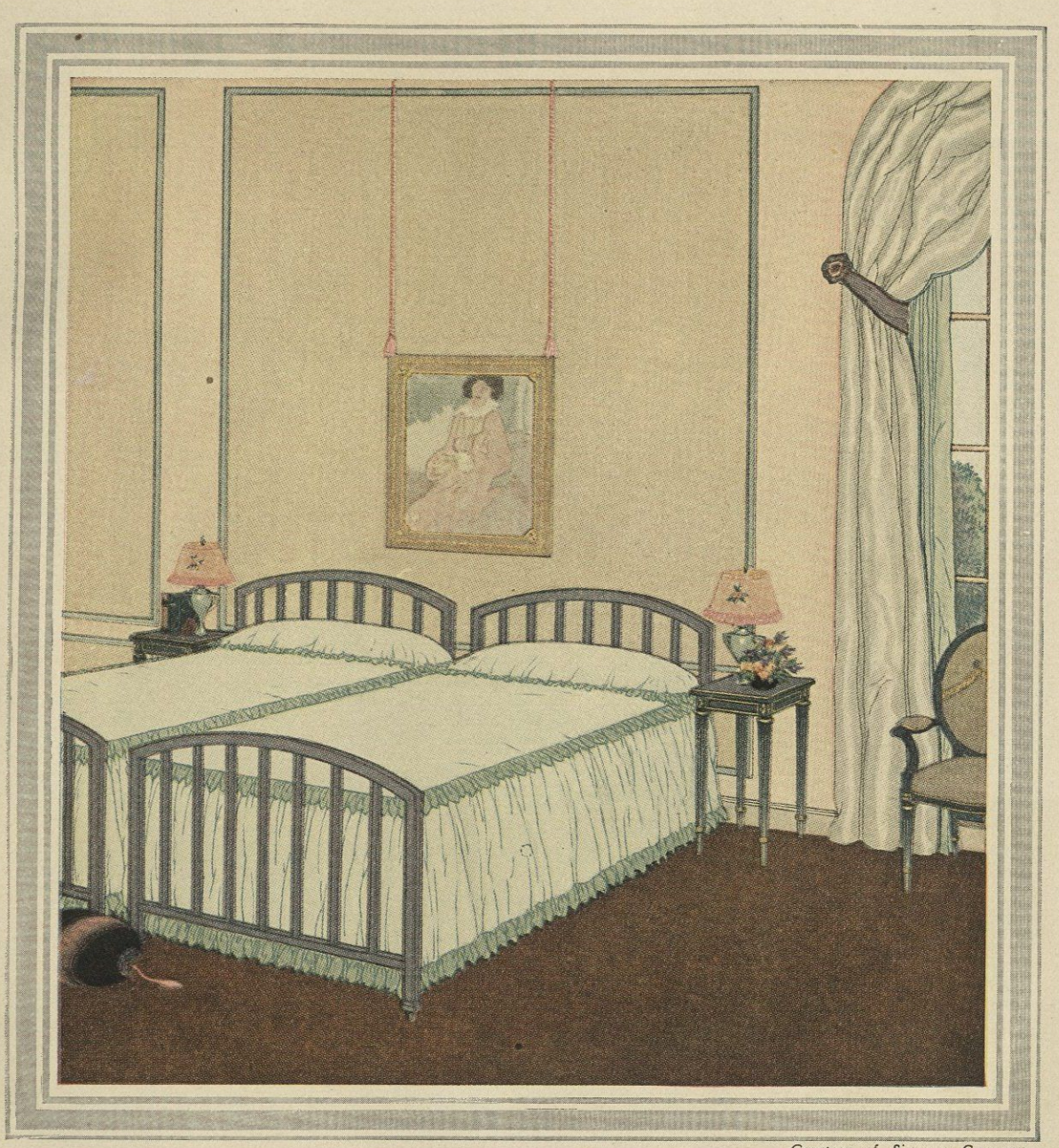
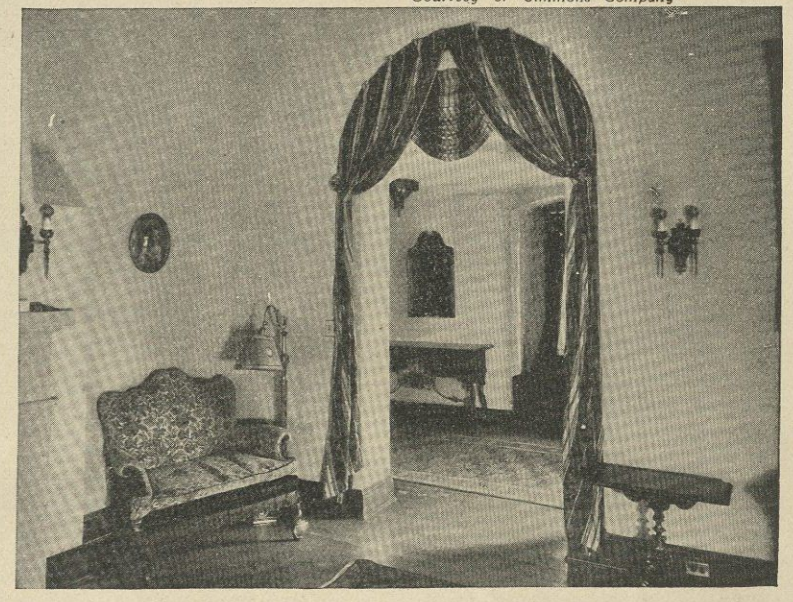


Courtesy of Simmons Company

The dominant warm tones of this modern bed-chamber are modified by the quiet greens and grays of the double curtains and bedcovers both of crisp silk taffeta. Voile, grenadine or poplin, in silk or mercerized cotton might also be used. The walls are pale cafe au lait with panels of warmer brown marked by borders of French gray. The beds are finished in French gray enamel, as are the night tables and arm chair. The lamps have bases of soft green lustre pottery and shades of silk in two tints of rose. The carpet is a Venetian rose-brown Wilton.

To decorate arched openings artistically is quite a problem. The treatment at the left is unusual and very effective. The textured walls are of Portland Cement.



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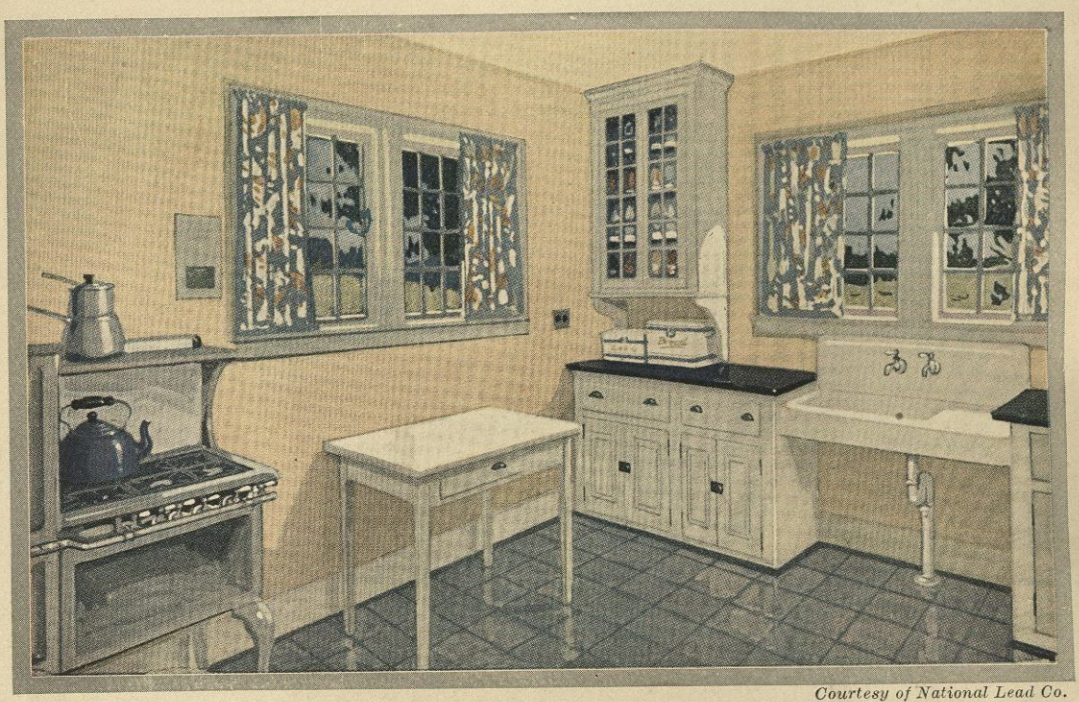
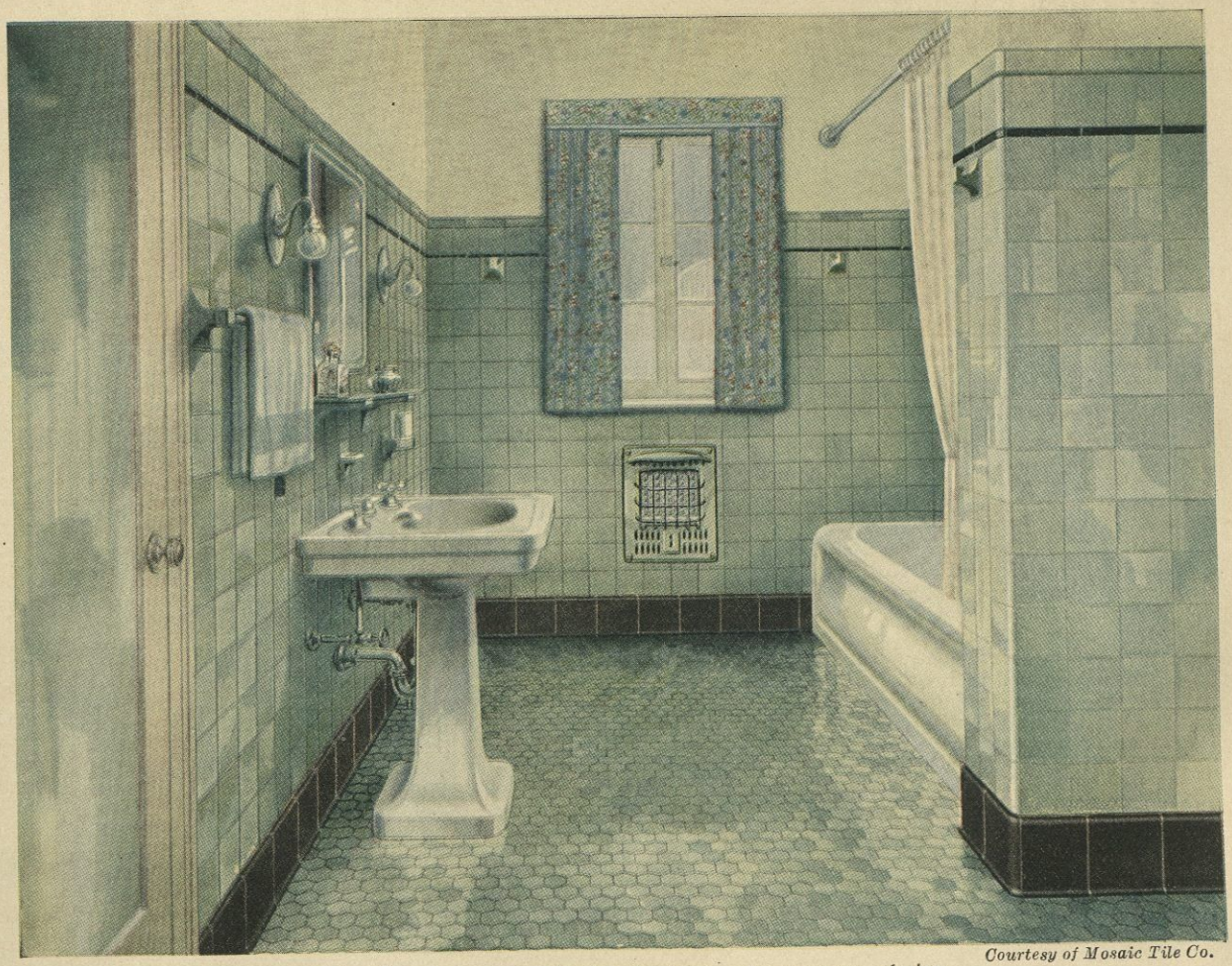


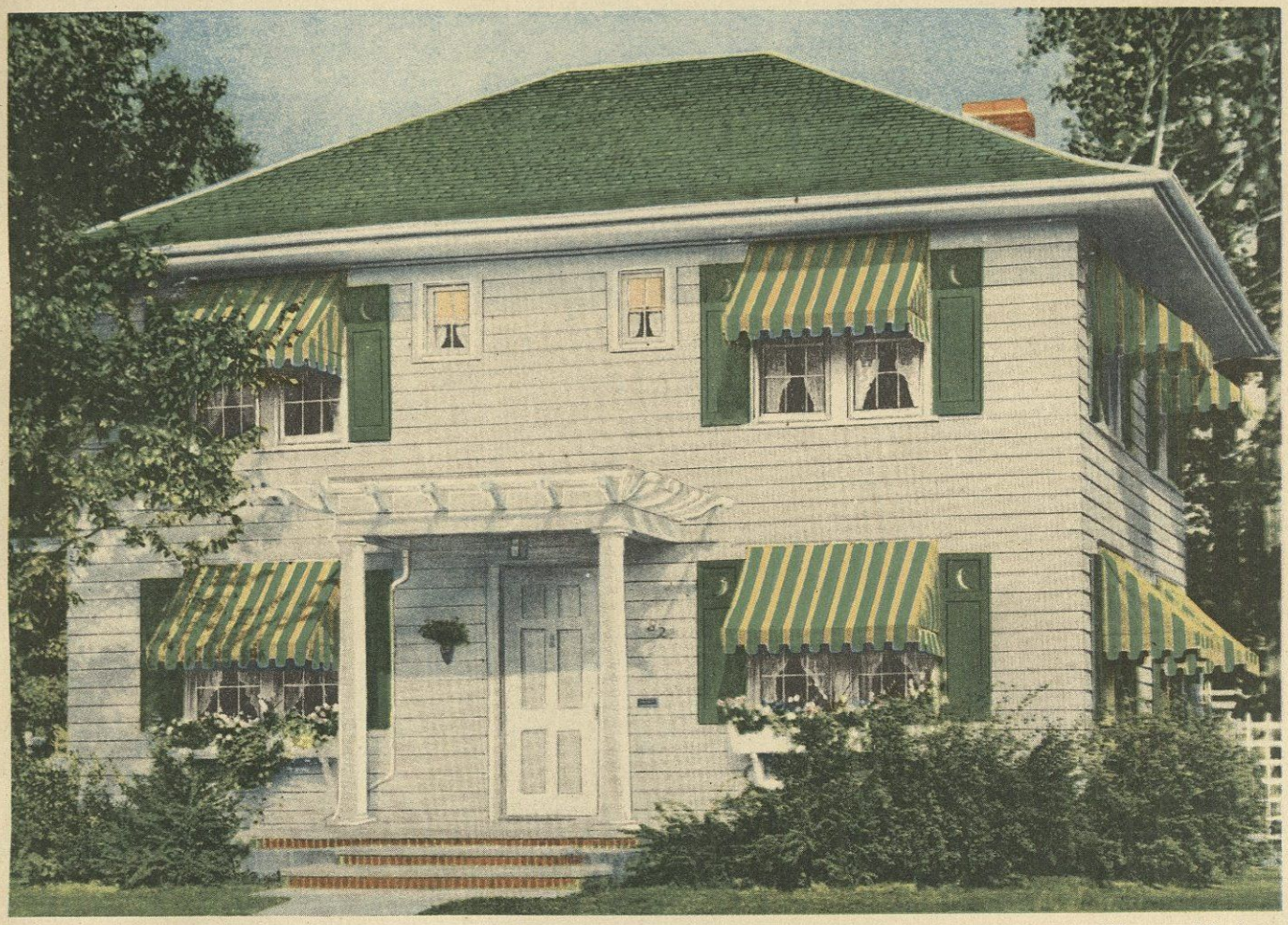
Courtesy of National Lead Co.

The kitchen is probably the most utilitarian room in the home. But that is no reason why, as is too often the case, the kitchen should be either dingy or unattractively decorated. A room used as much as the kitchen is should be bright, cheerful and clean-looking. An all-white kitchen is preferred by many, but a color just off the white, such as a cream, is more satisfactory. It is less glaring and does not soil so readily. Light grays, soft greens and yellows may be used to good advantage.



Courtesy of Mosaic Tile Co.

Color for the bathroom is at last getting a deserving popularity.

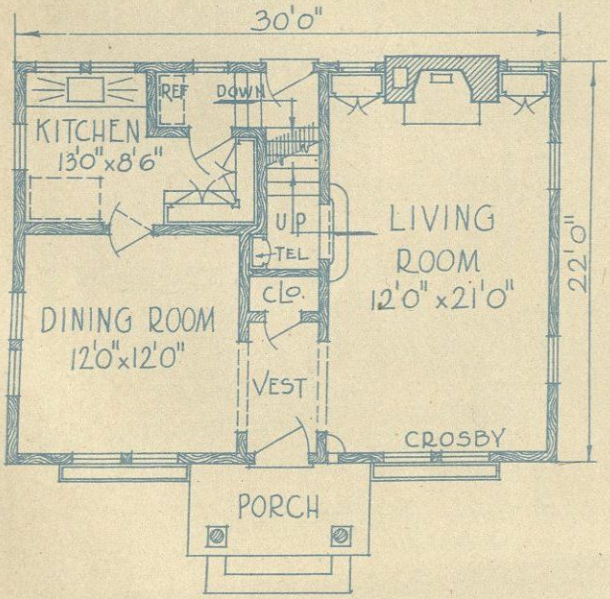


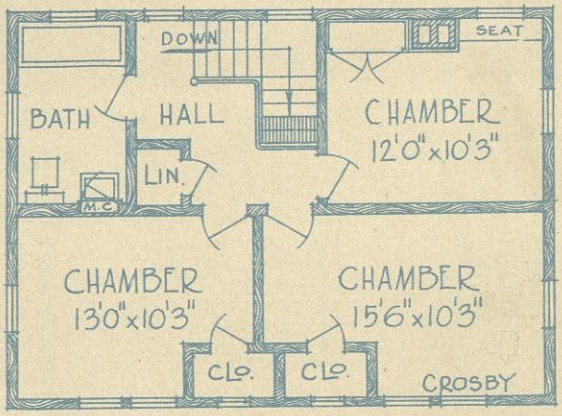
Size 30'0" x 22'0"

6 Rooms and Bath

The CROSBY

A SQUARE home of great dignity and charm. When all is said and done there are few pictures as pleasing as a white home with green shutters and a green roof. It is surprisingly economical to build.

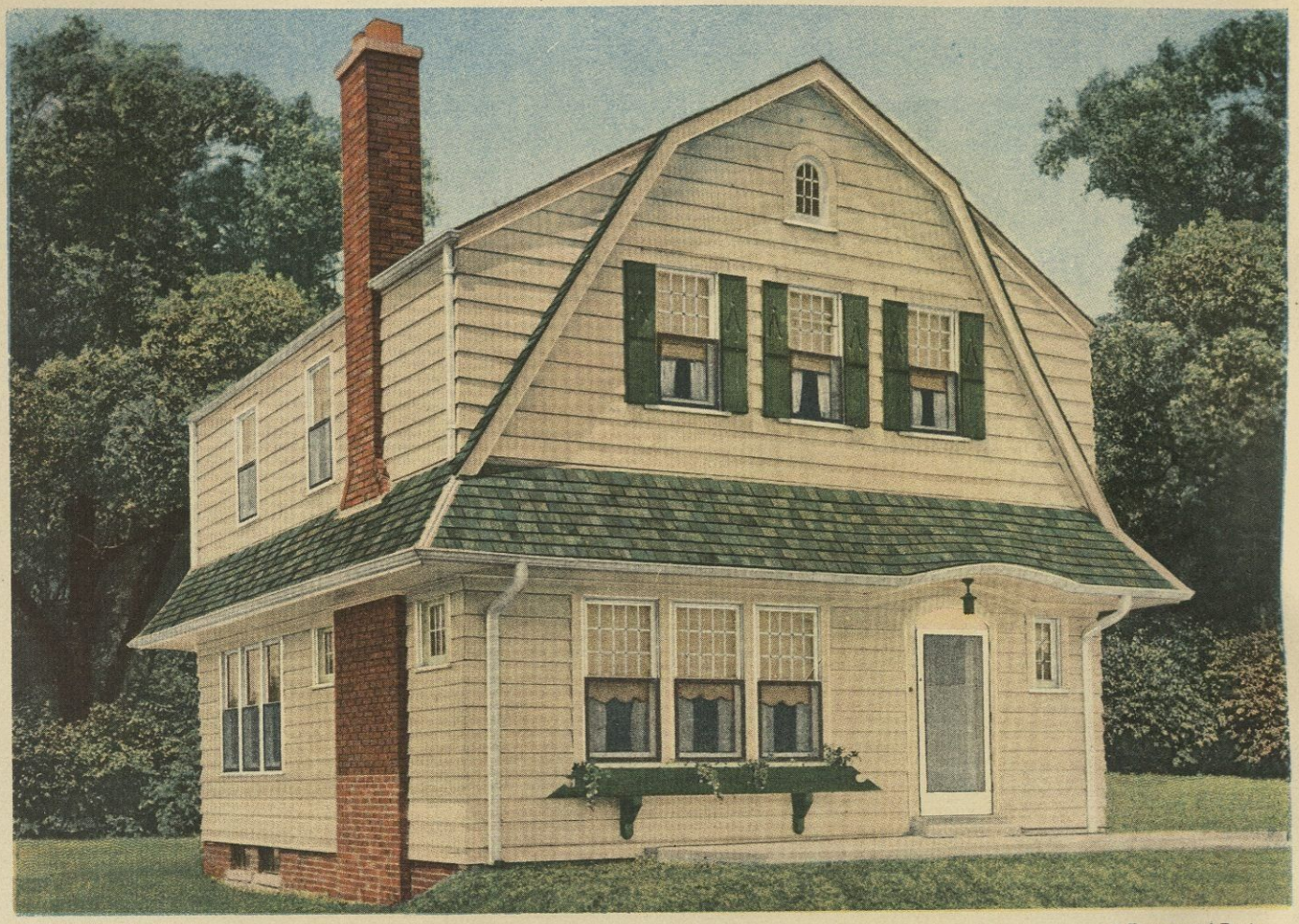




DIMENSIONS

Width over all	36' 0"
Depth over all	32' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Plans Altered We gladly offer our assistance in any manner that will aid you in securing the exact revisions wanted for any design shown in this book.

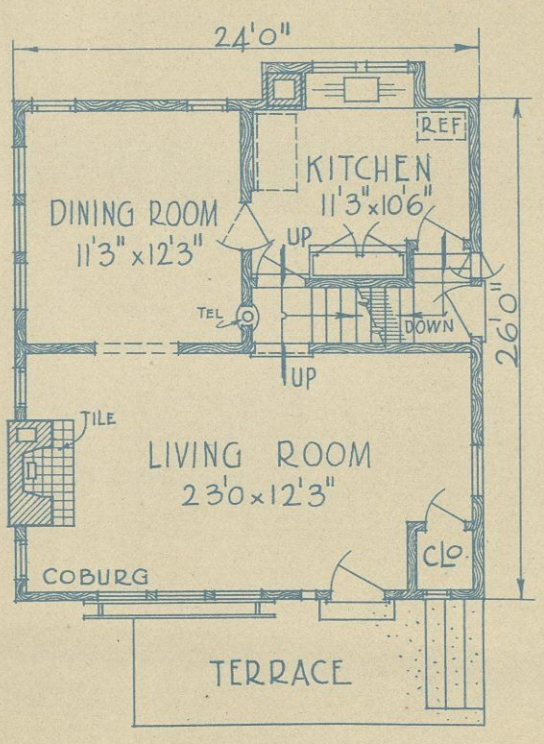


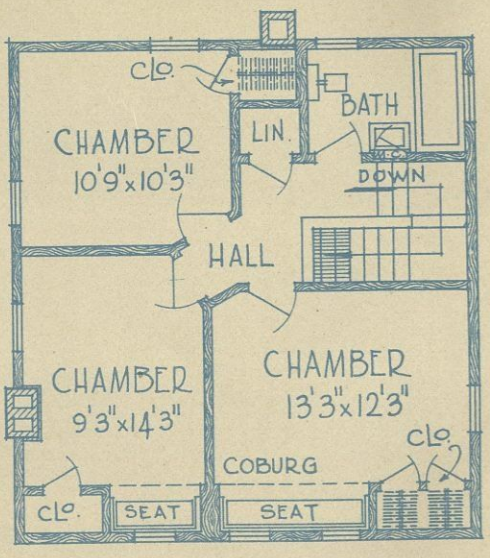
Size 24′ 0″ x 26′ 0″

6 Rooms and Bath

The COBURG

THE rooms of this design are proportioned so as to allow the greatest space in the specified dimensions.

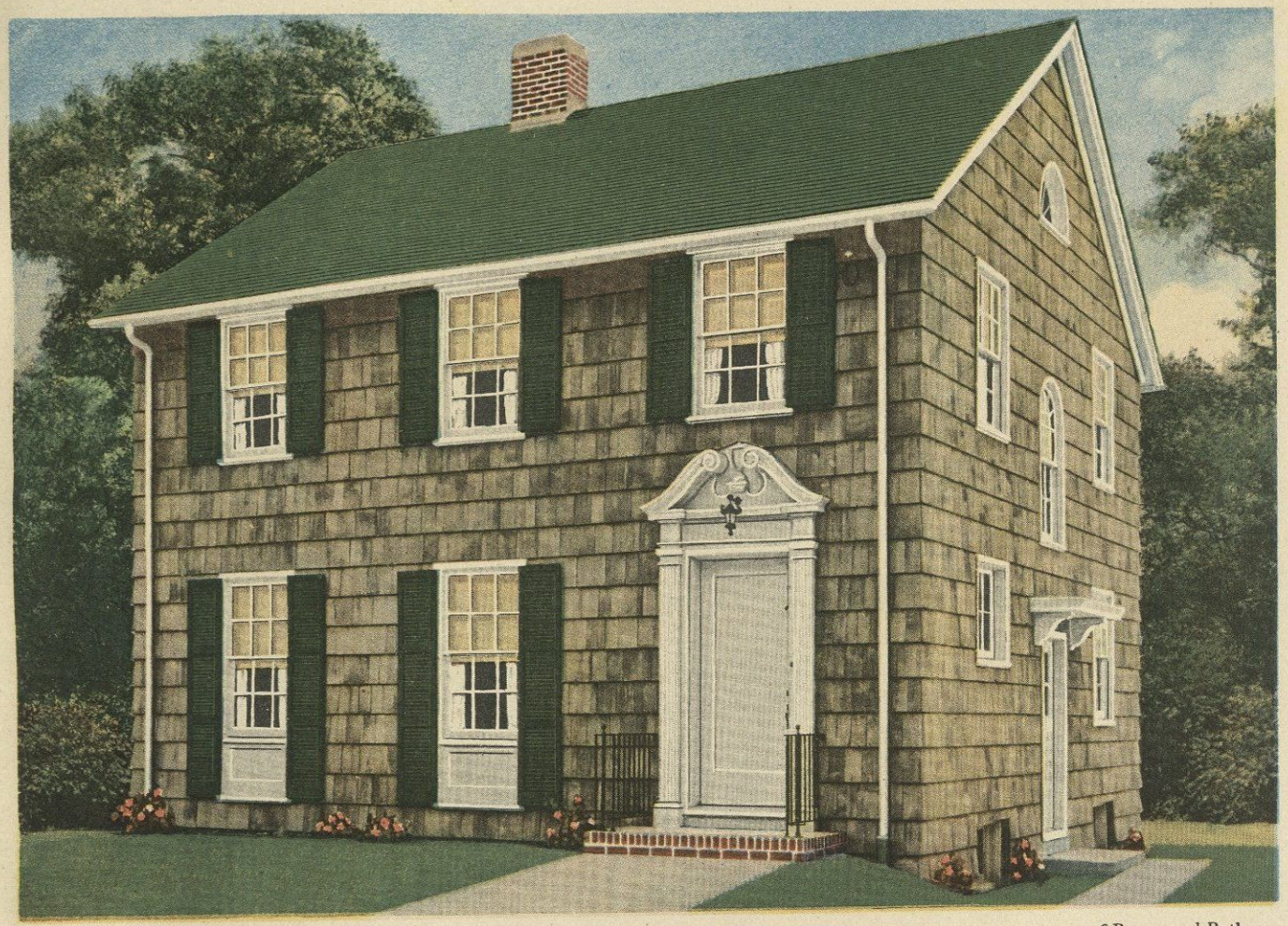




DIMENSIONS

Width over all	28′ 0″
Depth over all	34′ 6″
Ceiling height, 1st floor	9′ 0″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

Reversed Plans We furnish extra blueprints and information for reversing the plans to meet requirements.

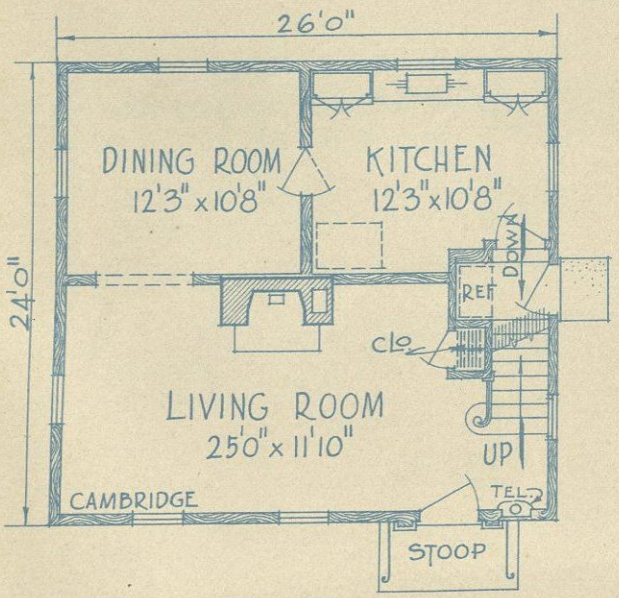


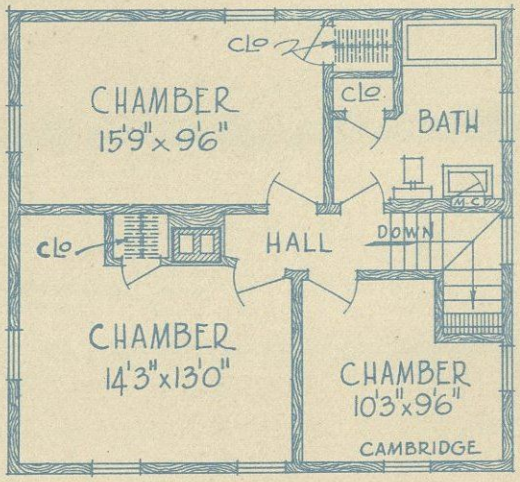
Size 26'0" x 24'0"

6 Rooms and Bath

The CAMBRIDGE

A BEAUTIFUL and pure example of Colonial style of architecture. This will prove to be a home that will satisfy for years, and is equipped with all modern conveniences.

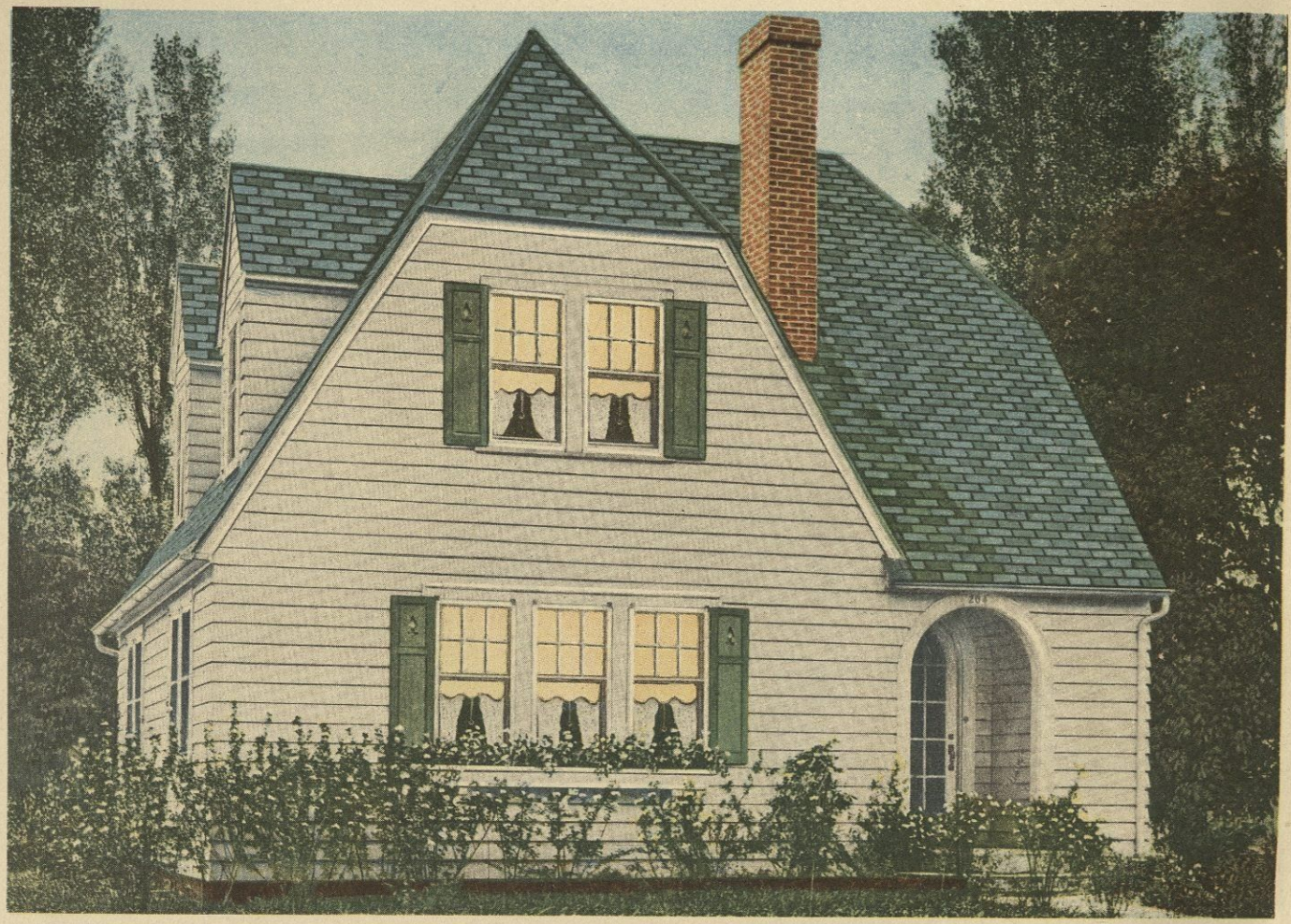




DIMENSIONS

Width over all	28' 6"
Depth over all	29' 6"
Ceiling height, 1st floor	8' 3"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Plans for Corner Lot If the home you select is not already suitable for a corner lot, a few simple changes usually are sufficient. We will show you how.

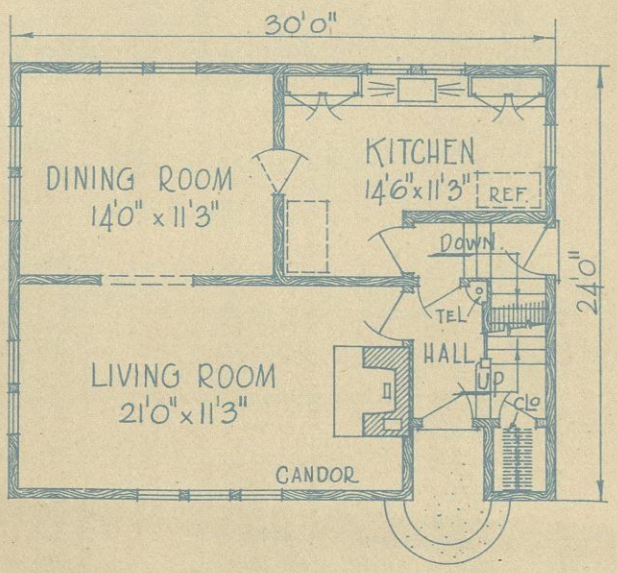


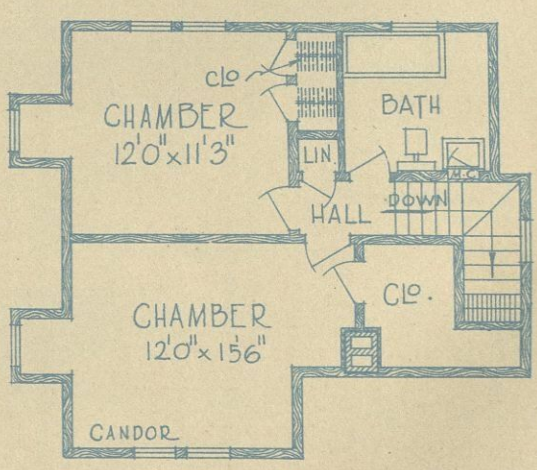
Size 30'0" x 24'0"

5 Rooms and Bath

The CANDOR

A BRIGHT home of excellent design that will be found to be economical to build. The mottled asphalt shingles on the roof and green shutters give the necessary touches of color.

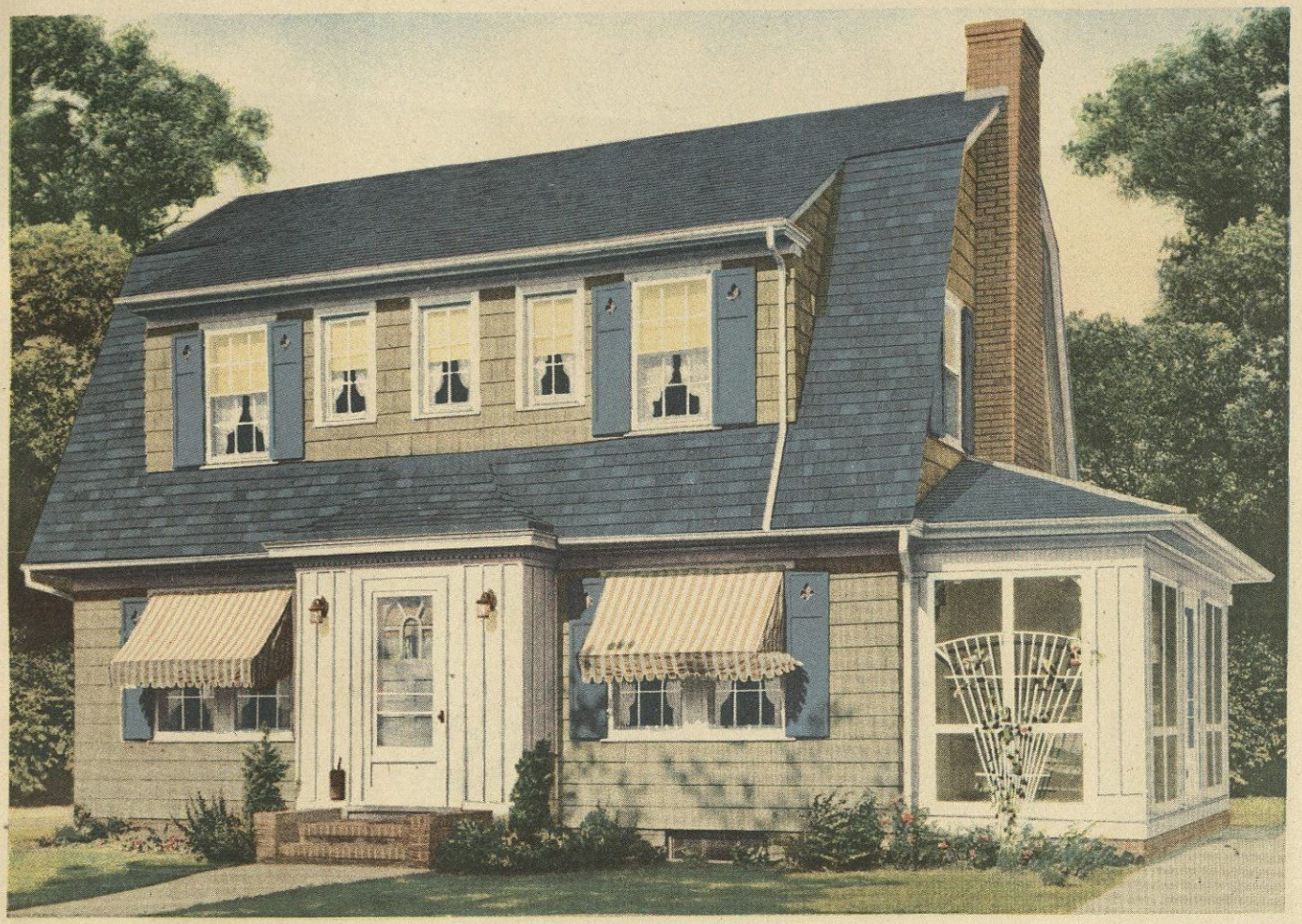




DIMENSIONS

Width over all	31' 0"
Depth over all	27' 6"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Insulate Homes are made much warmer and quieter, and a decided saving in fuel is effected by the use of proper insulation. It deserves careful consideration.

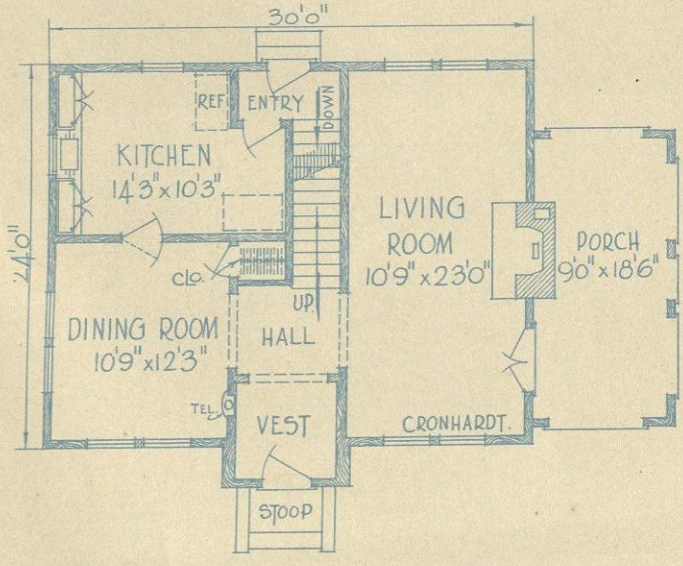


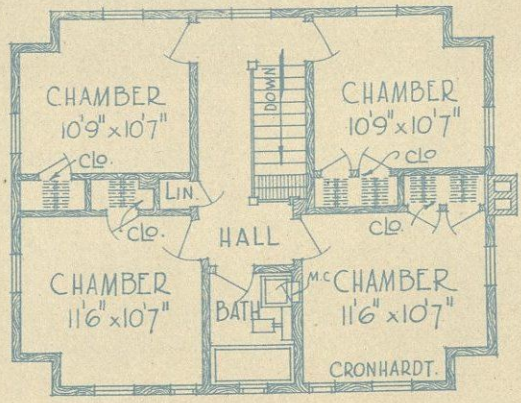
Size 30′0″ x 24′0″

7 Rooms and Bath

The CRONHARDT

A DUTCH Colonial home that is pure in style and practical to build. Seven large rooms make it particularly suitable for a large family. There is a provision for the installation of a disappearing bed in the dining room closet.

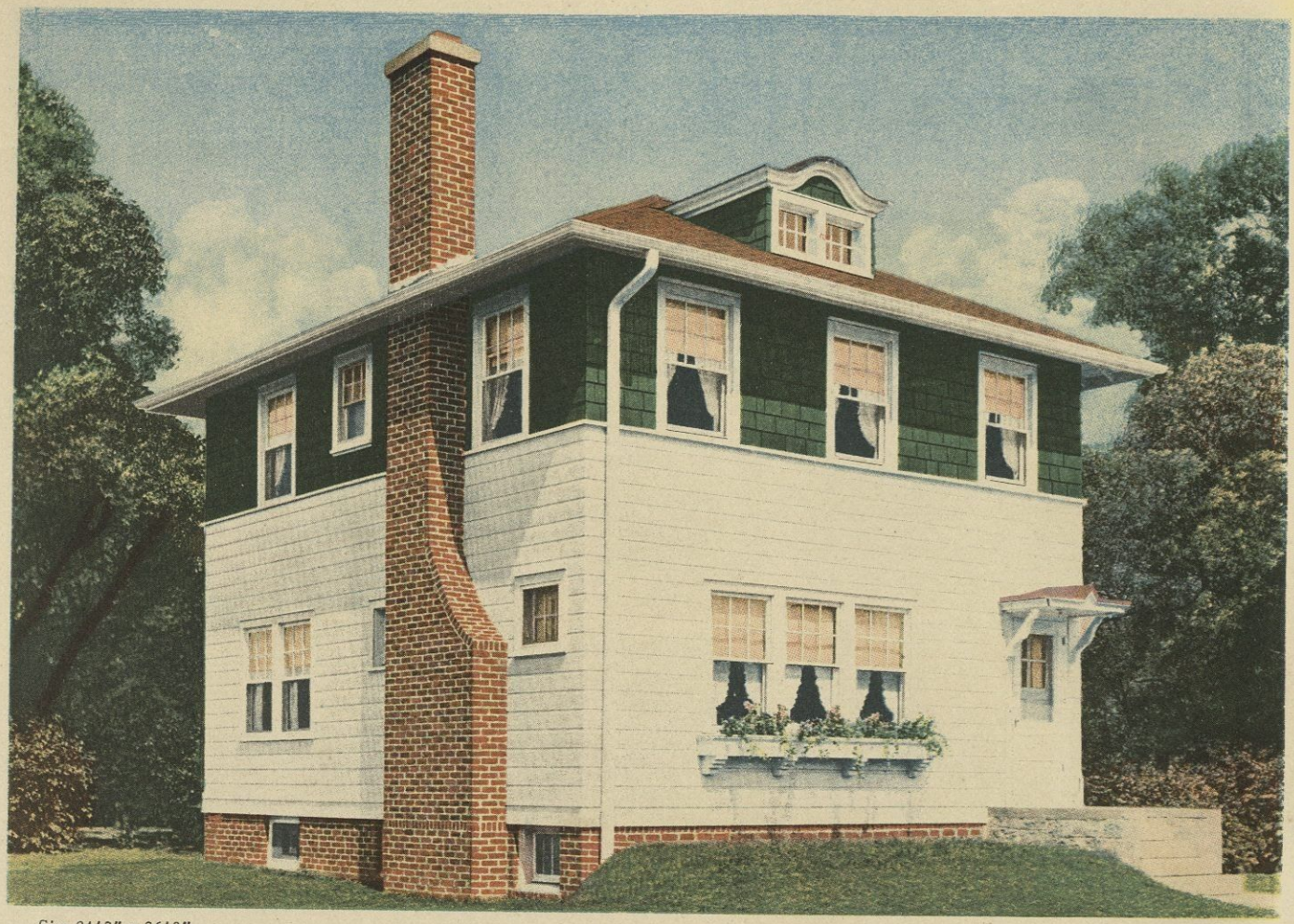




DIMENSIONS

Width over all	42′ 0″
Depth over all	32′ 6″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

Stained Shingles Are delivered stained in pleasing colors as may be selected and all ready to lay without waste. Roof and walls will last as long as the building itself.

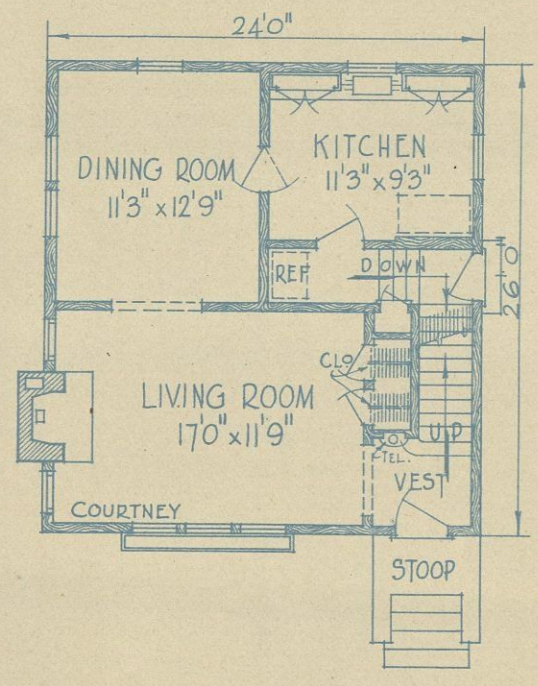


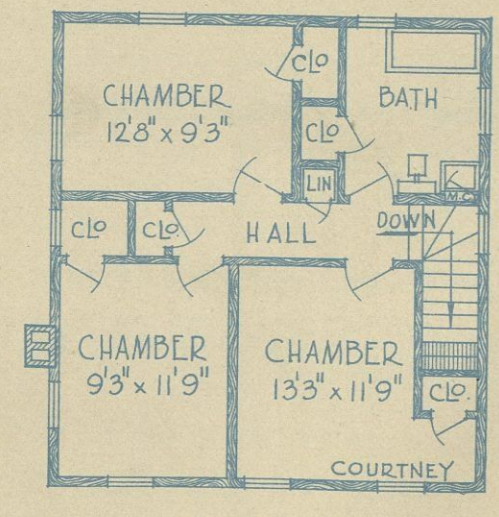
Size 24'0" x 26'0"

6 Rooms and Bath

The COURTNEY

A SQUARE home which provides for the largest amount of room at the lowest cost. Modern conveniences such as a built-in kitchen cabinet, medicine cabinet, telephone cabinet, linen cabinet and adjustable closet fixtures are shown.

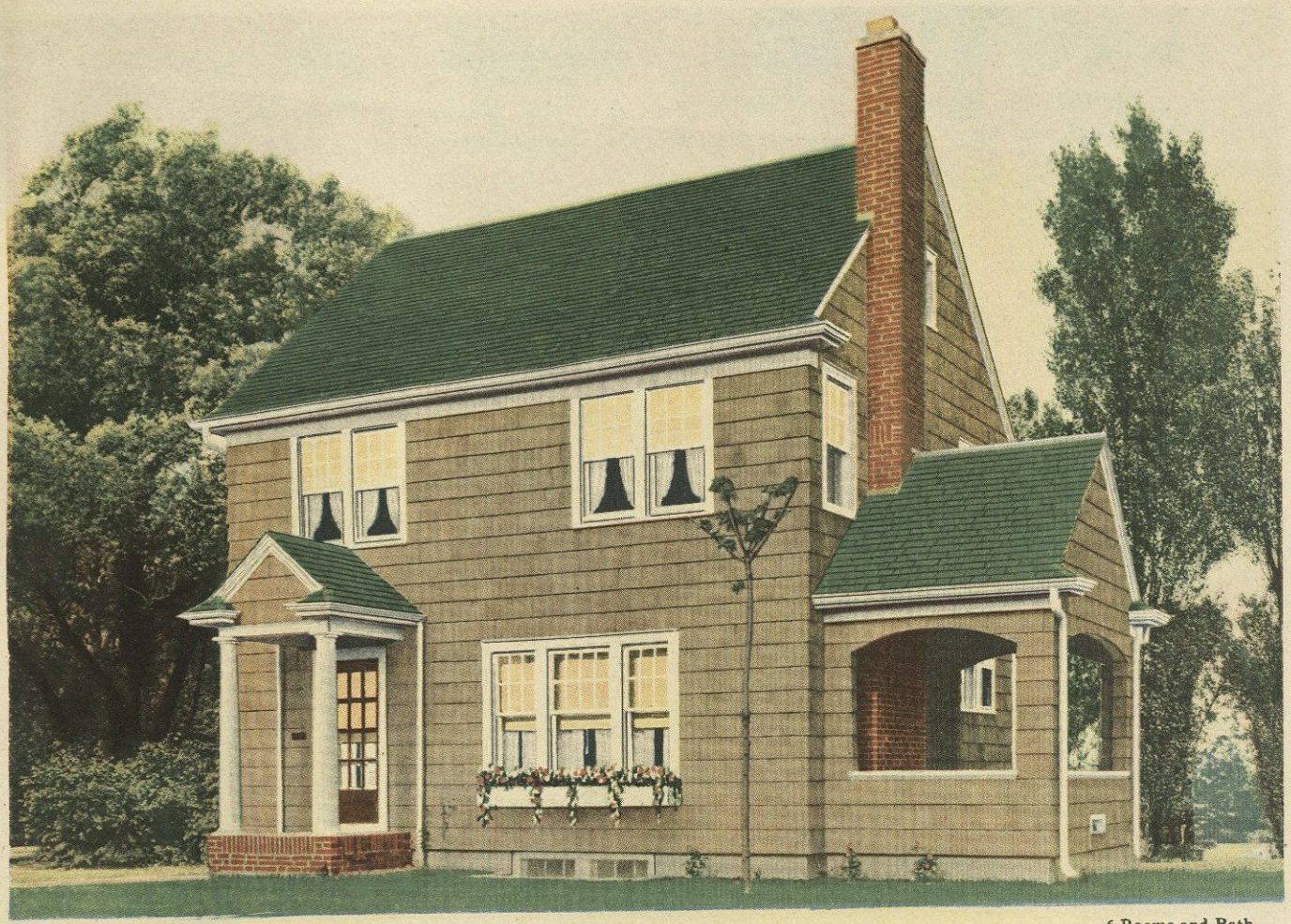




DIMENSIONS

Width over all	29' 0"
Depth over all	36' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Sun Room We will be glad to show you how economically you can construct an attractive sun parlor addition to your home.

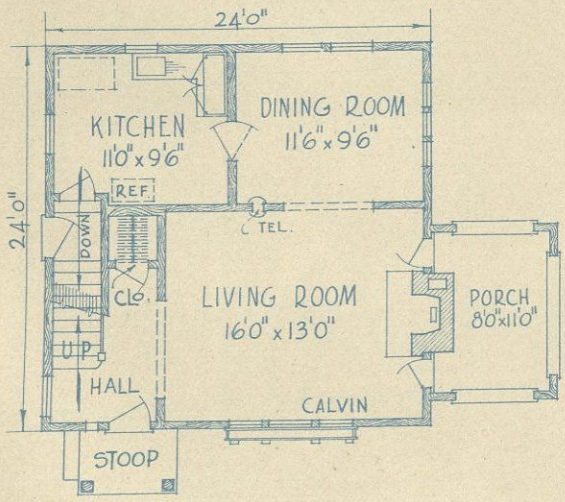


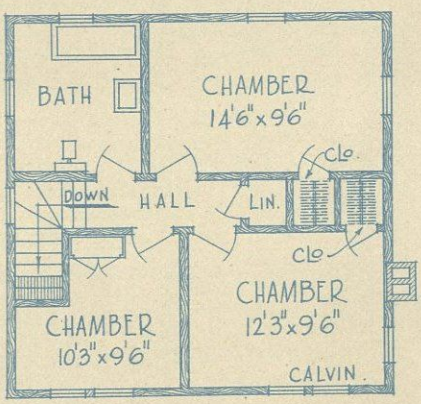
Size 24'0" x 24'0"

6 Rooms and Bath

The CALVIN

A HOME of plain lines but of ample dignity. Adjustable closet fixtures, telephone cabinet and mail box are some of the conveniences with which it is equipped. This home will prove to be economical to build.





DIMENSIONS

Width over all	34' 6"
Depth over all	31' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

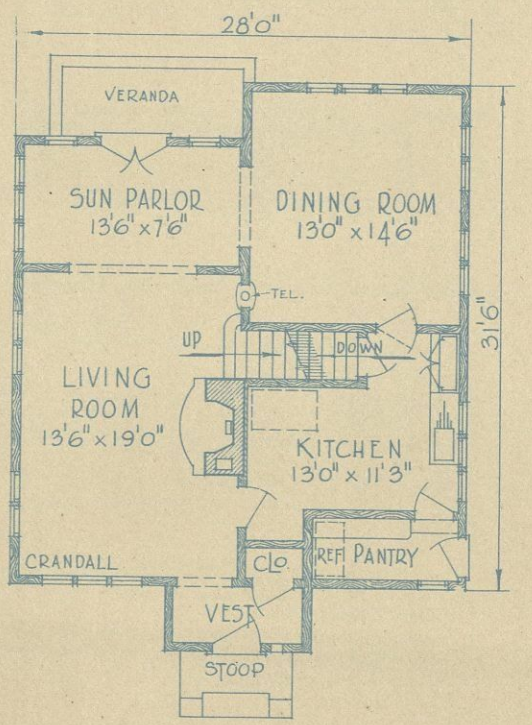
Sleeping Porch A very desirable and practical improvement to the home is the popular sleeping porch. We are always at your service.

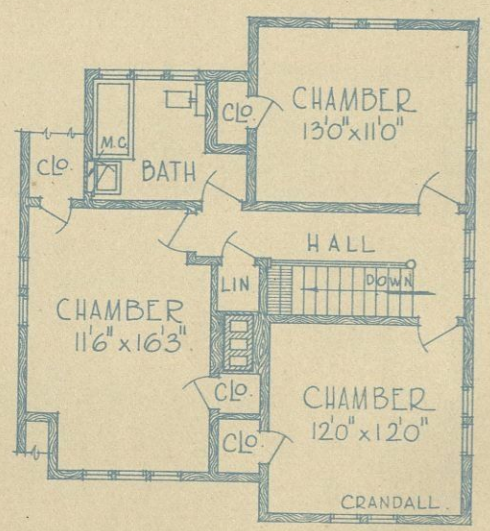
Size 28'0" x 31'6

6 Rooms, Bath and Sun Parlor

The CRANDALL

THE treatment of the roof lines make this a house of excellent proportions and very popular with the discriminating builder.

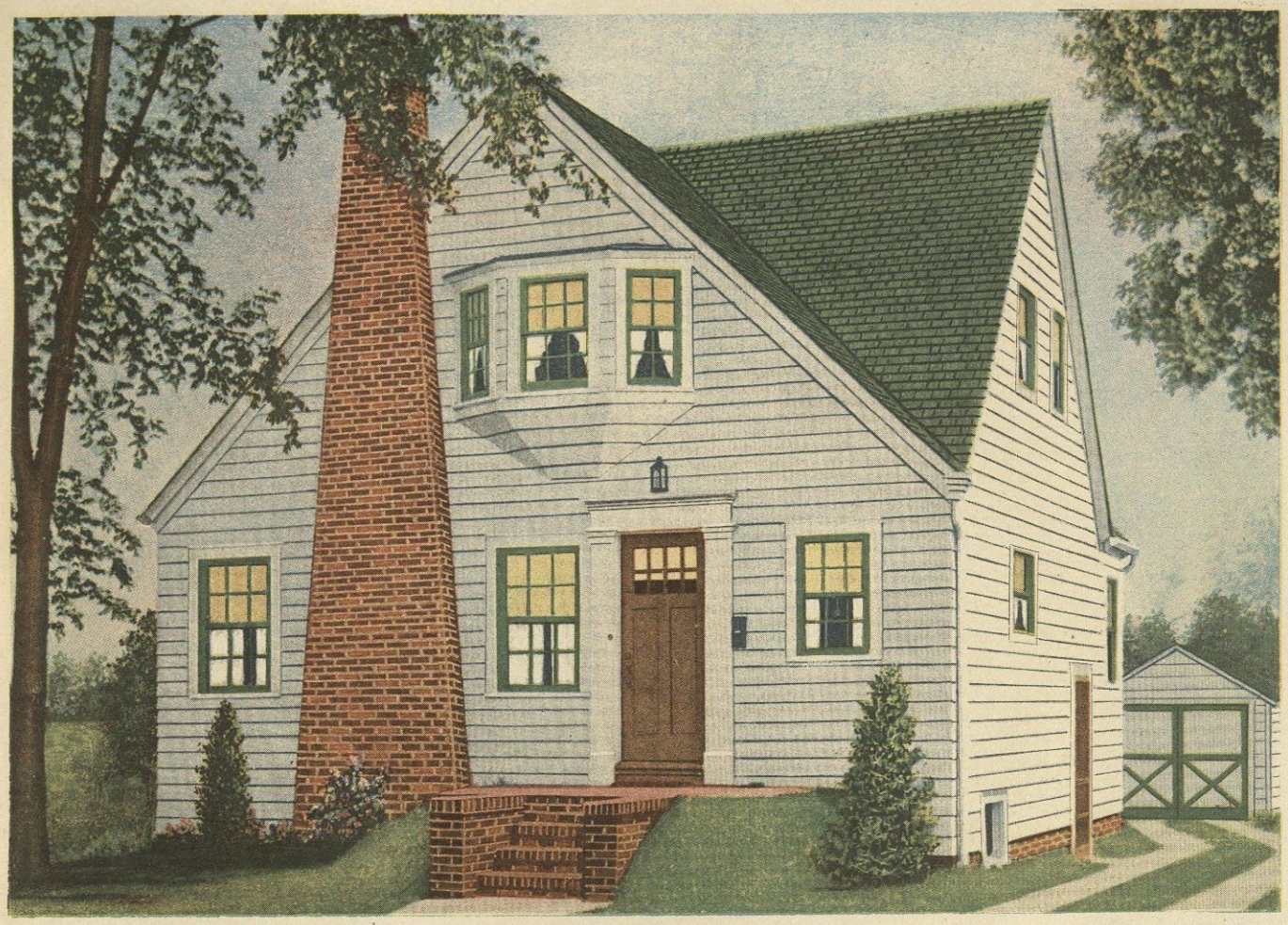




DIMENSIONS

Width over all	29' 6"
Depth over all	41' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

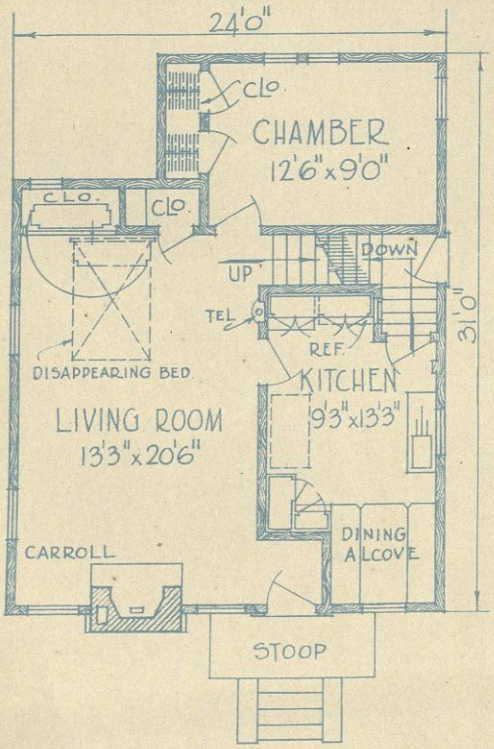
Garage to Match A pleasing result is always obtained when the garage is designed to match the home. It costs no more. We are always glad to demonstrate.

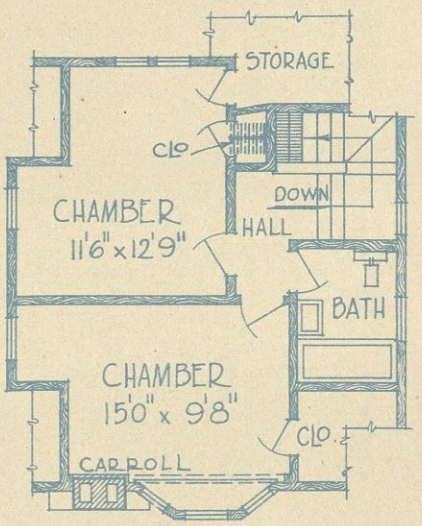


Size 24'0" x 31'0"

5 Rooms, Bath and Dining Alcove

The CARROLL

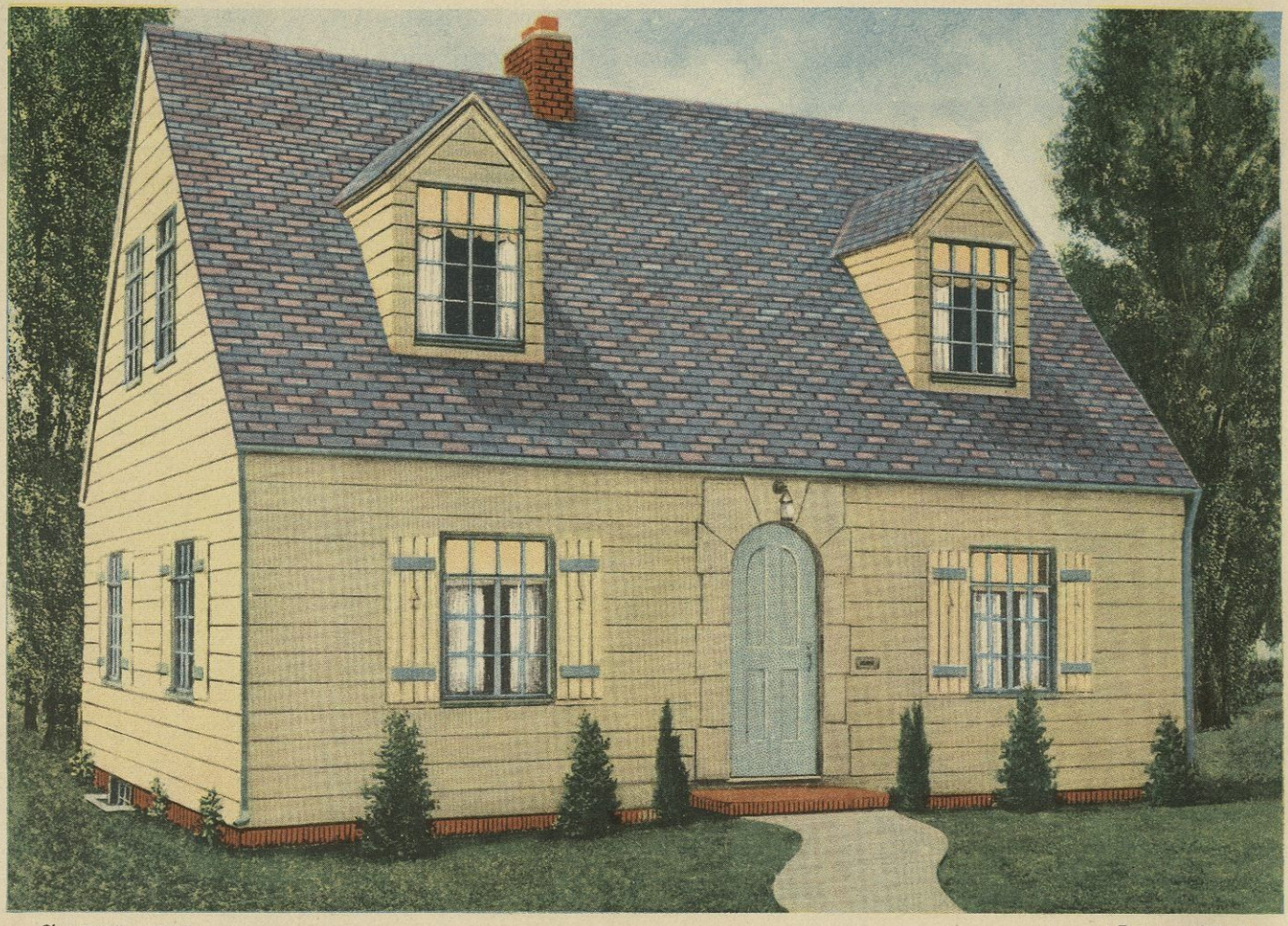




DIMENSIONS

Width over all	25' 3"
Depth over all	38' 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Quick Delivery Realizing that much depends upon the service rendered by the material dealer, we established a quick delivery service. We furnish material as needed and as the building progresses.

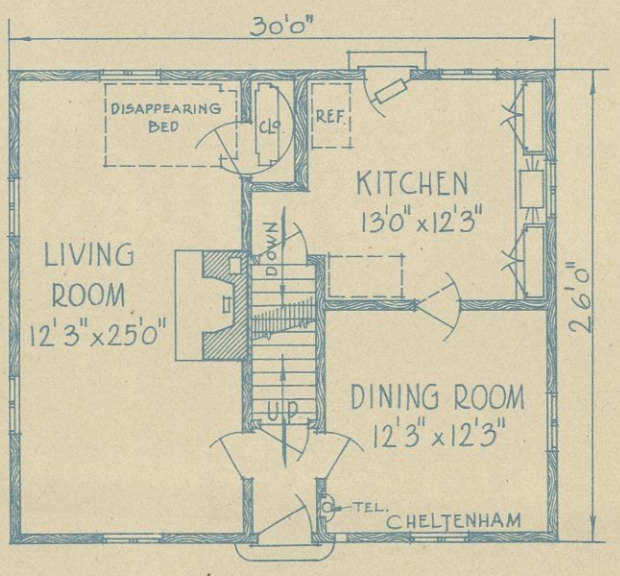


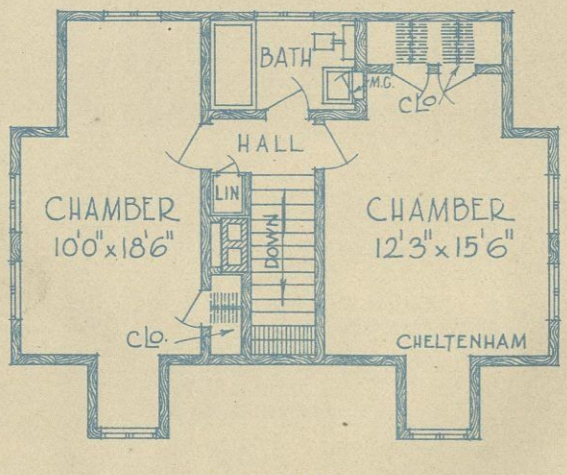
Size 30'0" x 26'0"

5 Rooms and Bath

The CHELTENHAM

A CAPE Cod home, which by its very simplicity charms. The multi-colored roof is of asphalt shingles and a built-in mail box, delivery receptacle, kitchen cabinet, medicine cabinet, telephone cabinet and disappearing bed are some of the conveniences with which it is equipped and make it a most modern bungalow.

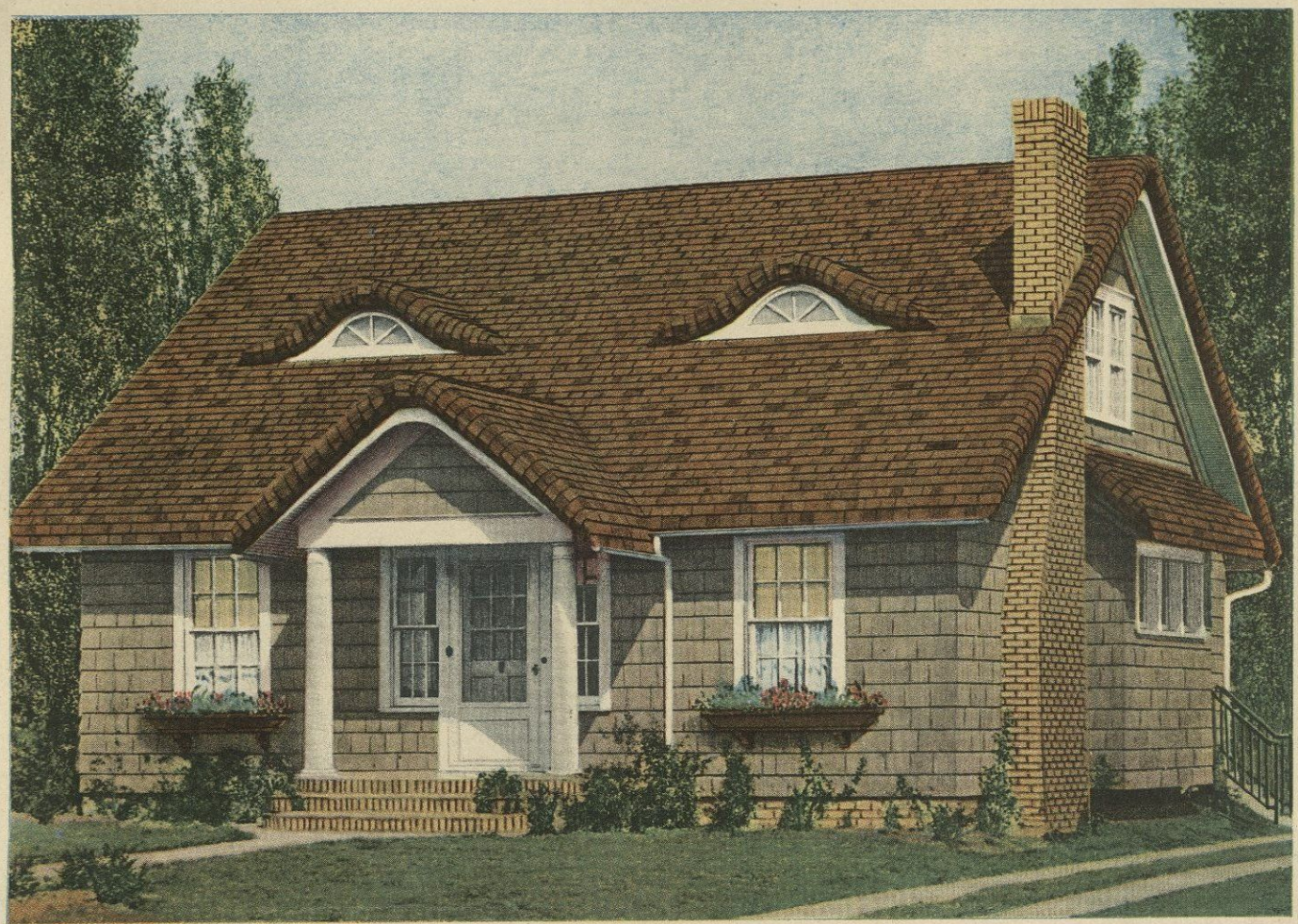




DIMENSIONS

Width over all	31' 0"
Depth over all	28' 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Complete Service By our term service, we mean effective and interested co-operation with the Home Builder in attaining his object.

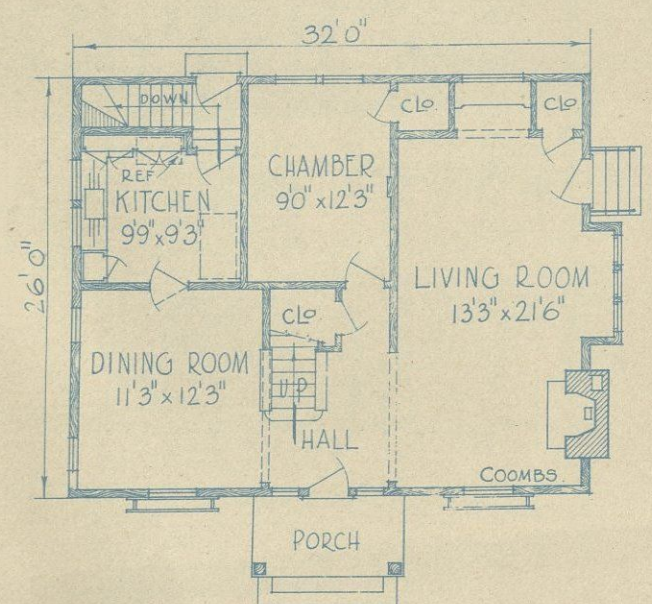


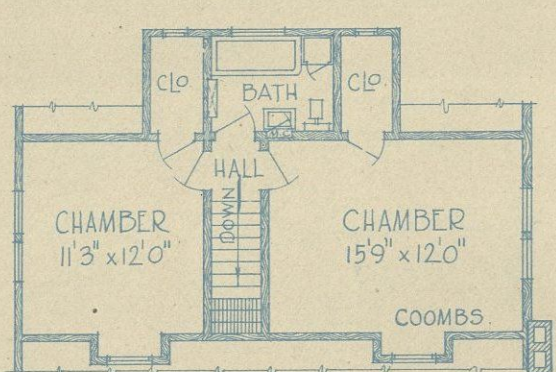
Size 32'0" x 26'0"

6 Rooms and Bath

The COOMBS

A DWELLING that appeals to the eye and to the pocketbook. Its simple architecture makes it economical to build. The thatched roof lends the necessary individual touch.

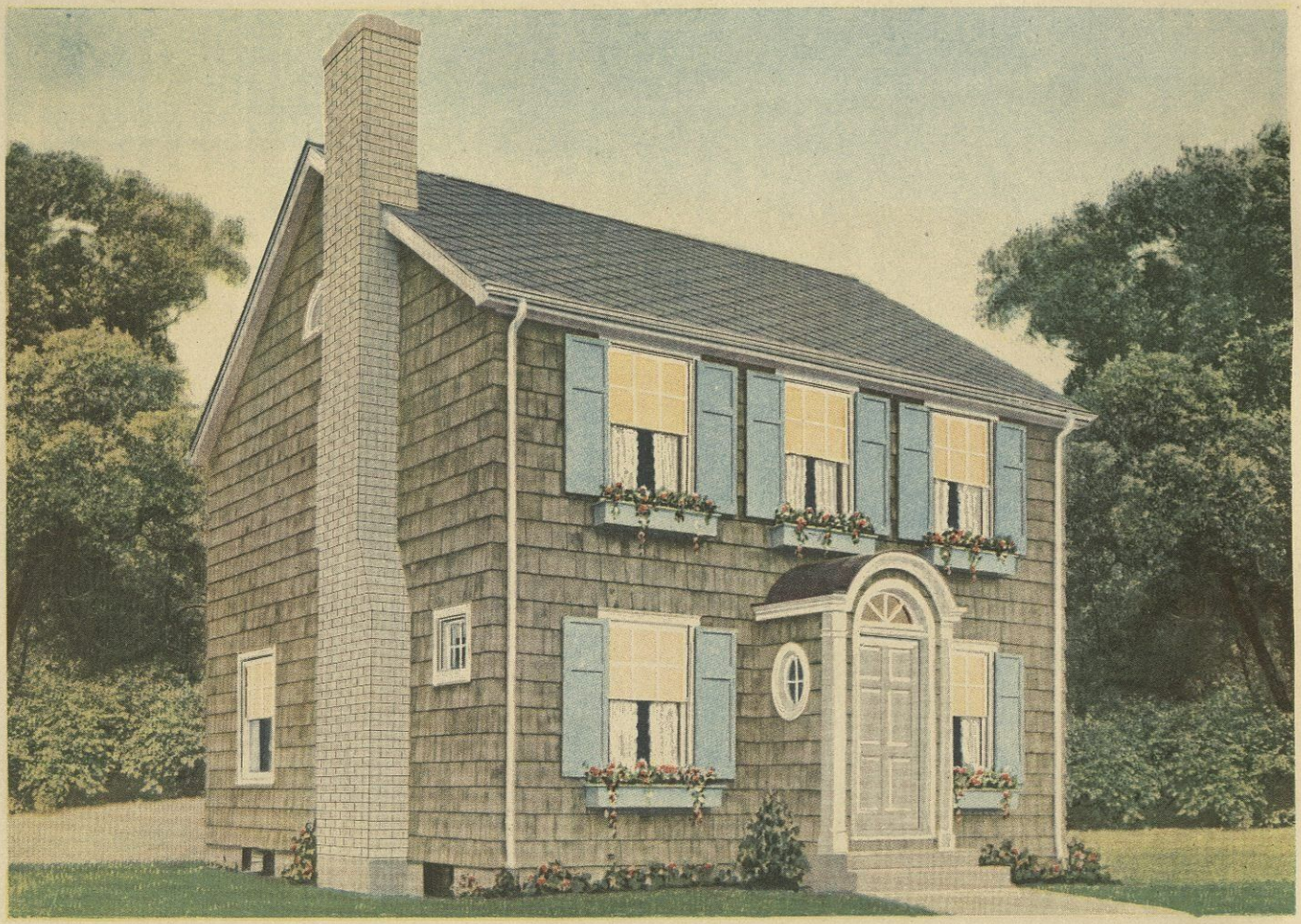




DIMENSIONS

Width over all	37' 0"
Depth over all	34' 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Consult Us Experience and trade knowledge enables us to give our patrons unexcelled service in selecting proper materials, practical plans and gives them much useful building information.

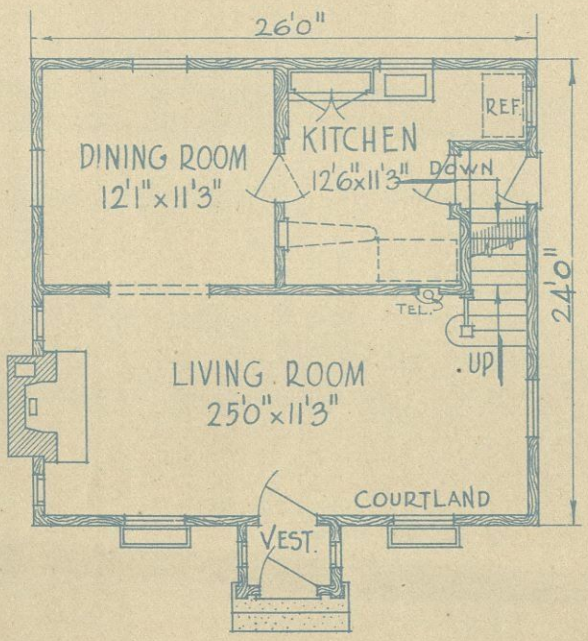


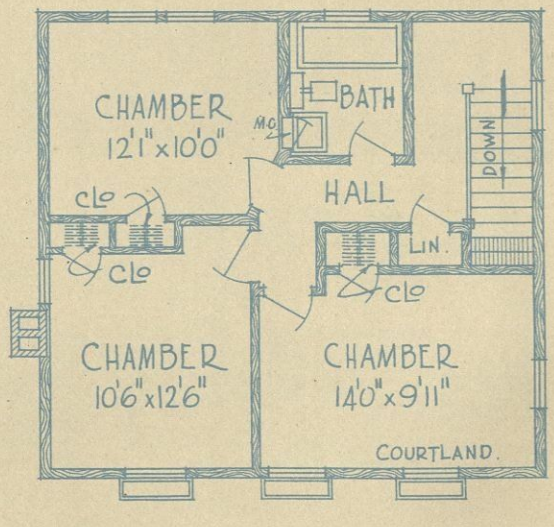
Size 26′0″ x 24′0″

6 Rooms and Bath

The COURTLAND

A NEW England Colonial home of exceptional charm. The colors used are not only appealing but restful and will actually mellow with age. Asbestos shingles are used for the roof.

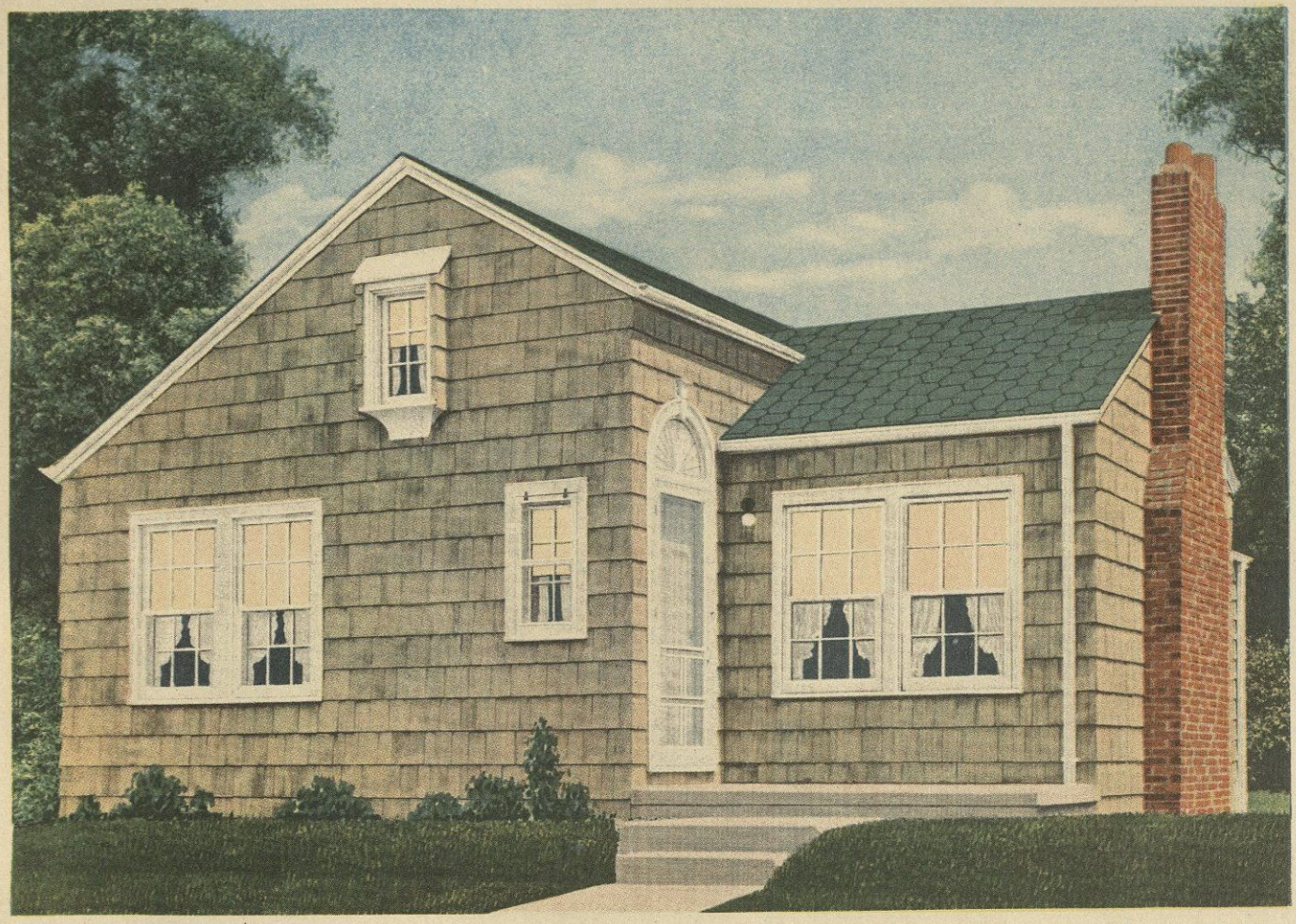




DIMENSIONS

Width over all	29′ 6″
Depth over all	30′ 6″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

Over 1,000 Other Designs If you cannot find a home in this book to meet your requirements let us know as we have hundreds of other modern designs for your selection.

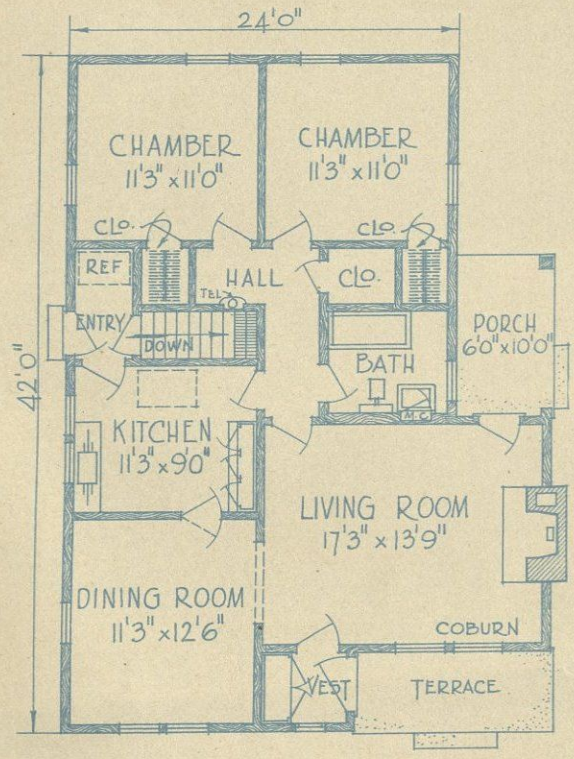


Size 30'0" x 42'0"

5 Rooms and Bath

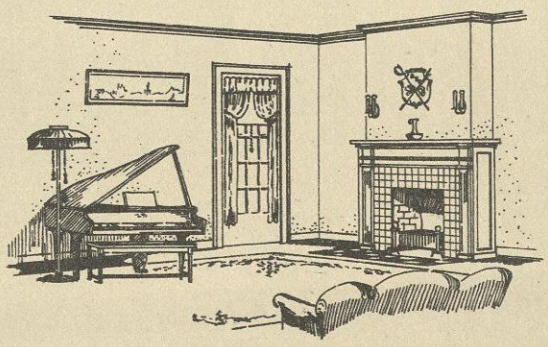
The COBURN

THE "Coburn" is an attractive bungalow which should prove to be exceptionally economical to build. Asbestos shingles are used on the roof.



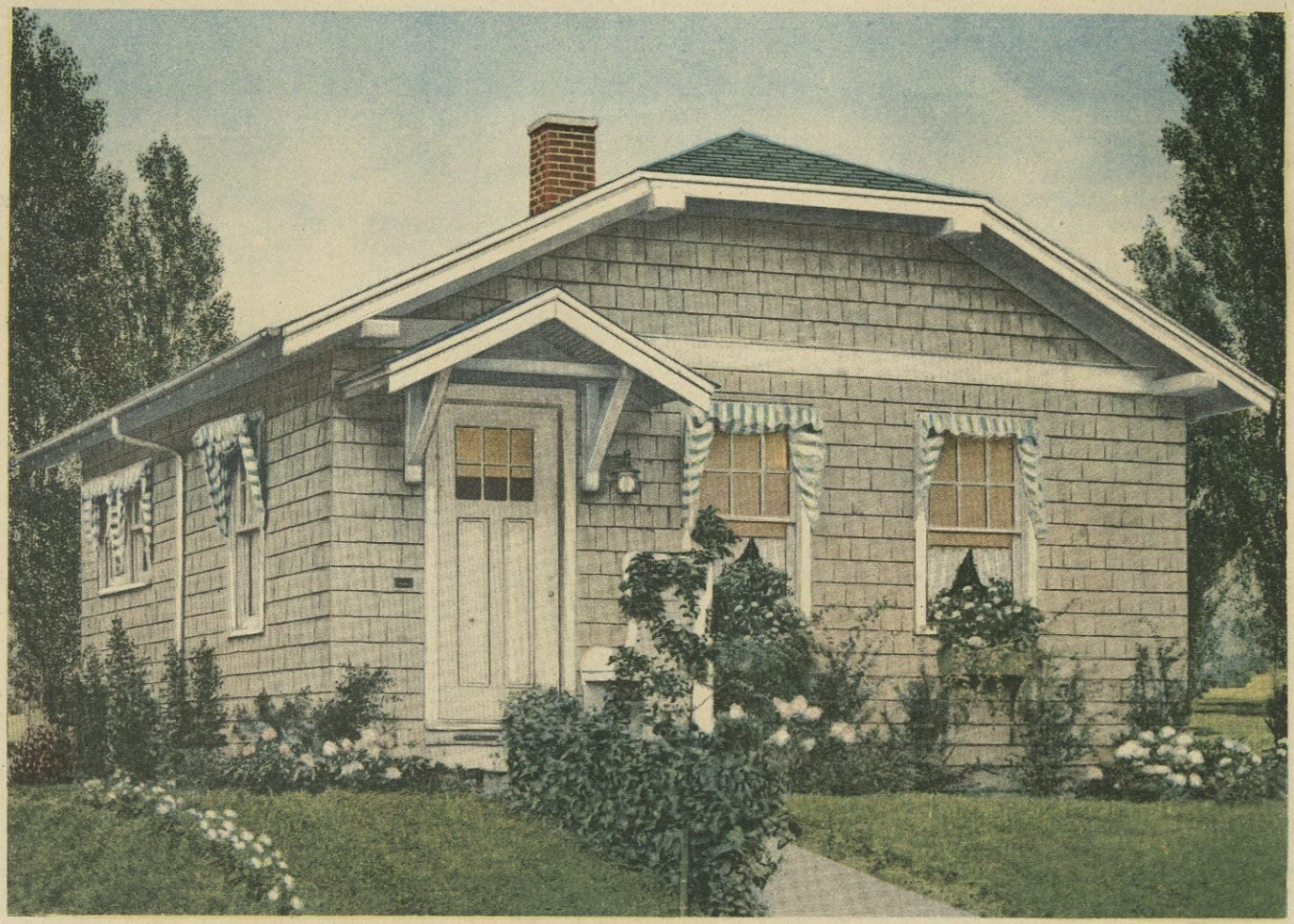
DIMENSIONS

Width over all	32' 0"
Depth over all	44' 0"
Ceiling height	8' 3"
Height of Basement	7' 0"



INTERIOR VIEW OF LIVING ROOM

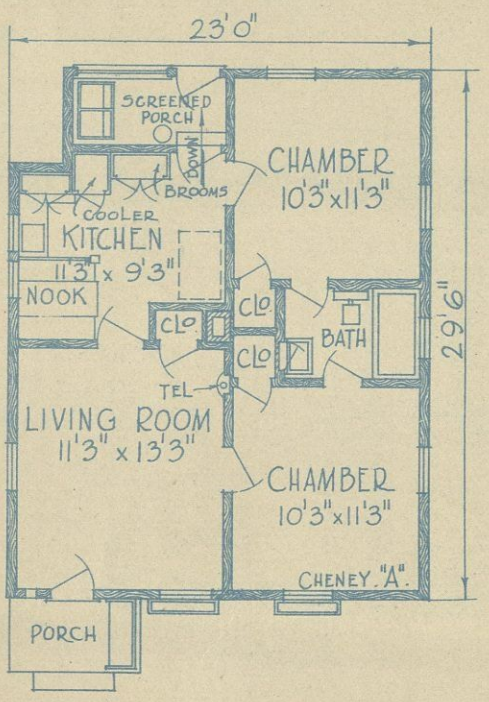
Labor Saving Conveniences Model kitchens, charming breakfast nooks, built-in furniture, dumb waiters and other conveniences can be incorporated in any design to suit the builder.



Size 23'0" x 29'6"

4 Rooms and Bath

The CHENEY



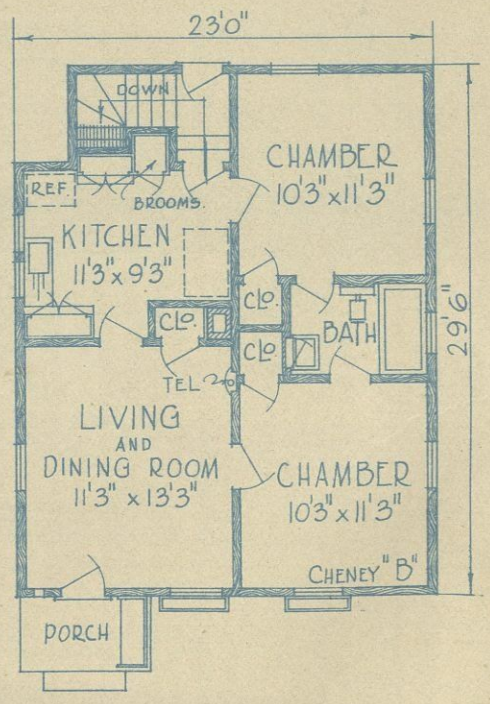
PLAN "A"—WITHOUT BASEMENT

IMPORTANT

When ordering plans of this design state whether wanted with or without basement.

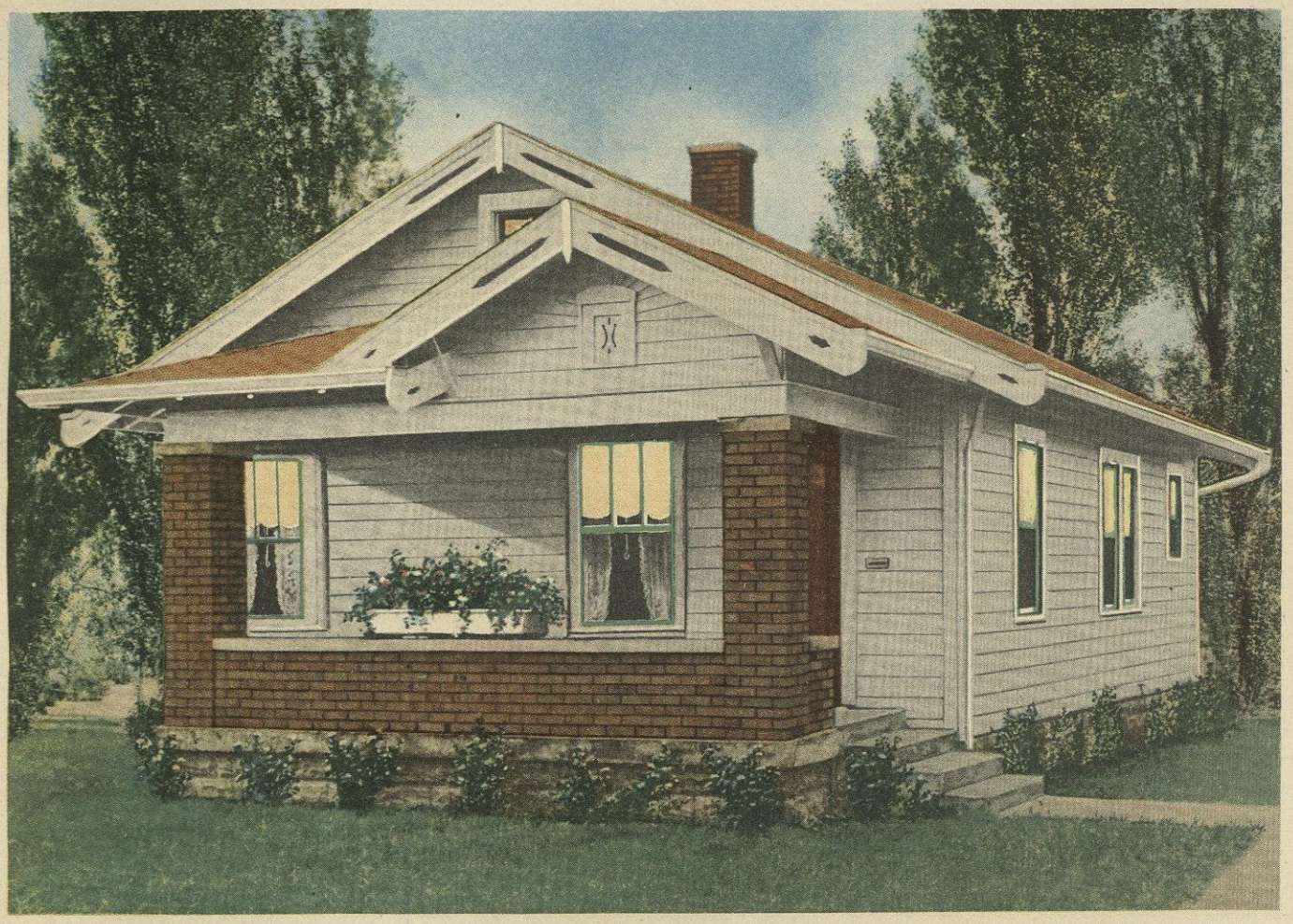
DIMENSIONS

Width over all . . . . 27' 6"
Depth over all . . . . 36' 6"
Ceiling Height . . . 9' 0"
Height of Basement —plan "B" . . . 7' 0"



PLAN "B"—WITH BASEMENT

New Features Delivery receptacles, built-in mail boxes, built-in telephone cabinets, kitchen ventilators, bath room wall heaters laundry dryers and other new features can be economically installed in your new home.

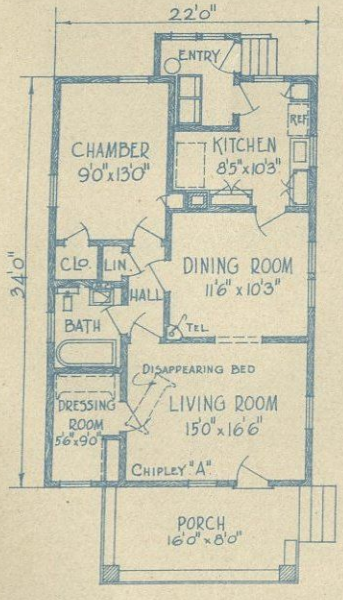


Size 22'0" x 34'0"

4 Rooms, Bath and Dressing Room

The CHIPLEY

A SMALL bungalow of proven popularity especially designed for small families. A disappearing bed in the living room in reality adds an extra room.



PLAN "A"—
WITHOUT BASEMENT

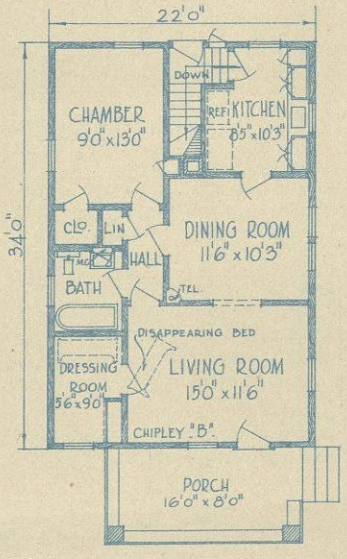
DIMENSIONS

Width over all	26' 0"
Depth over all—plan "A"	50' 6"
Depth over all—plan "B"	47' 0"
Ceiling height	9' 0"
Height of basement—plan "B"	7' 0"

VIEW SHOWING DISAPPEARING BED
BEING SWUNG INTO LIVING ROOM

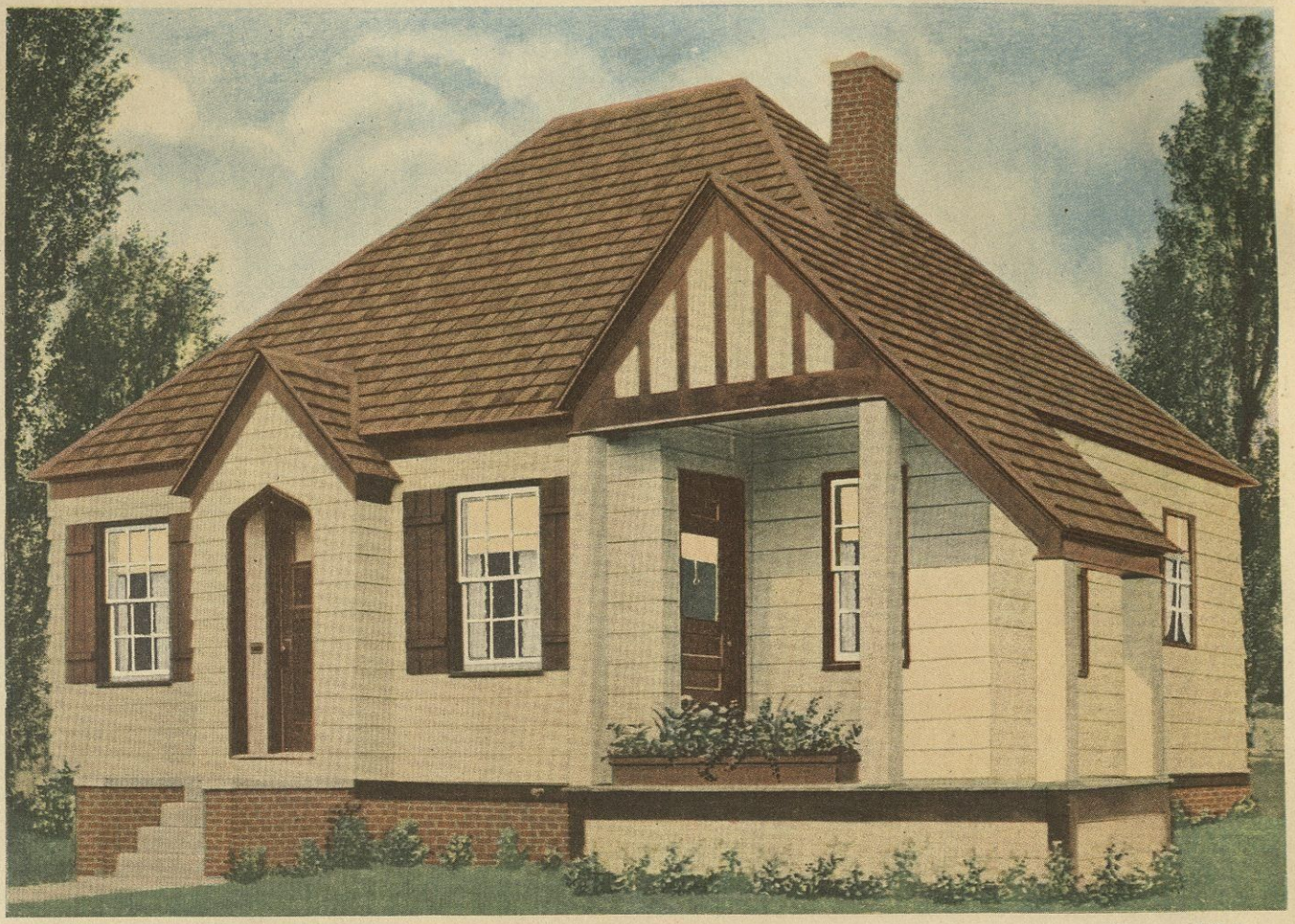
IMPORTANT

When ordering plans of this design, state whether wanted with or without basement.



PLAN "B"—
WITH BASEMENT

Space Savers Disappearing stairways, disappearing beds, space saving closet fixtures, built-in ironing boards and built-in furniture save considerable space, hence greatly reduce building costs.



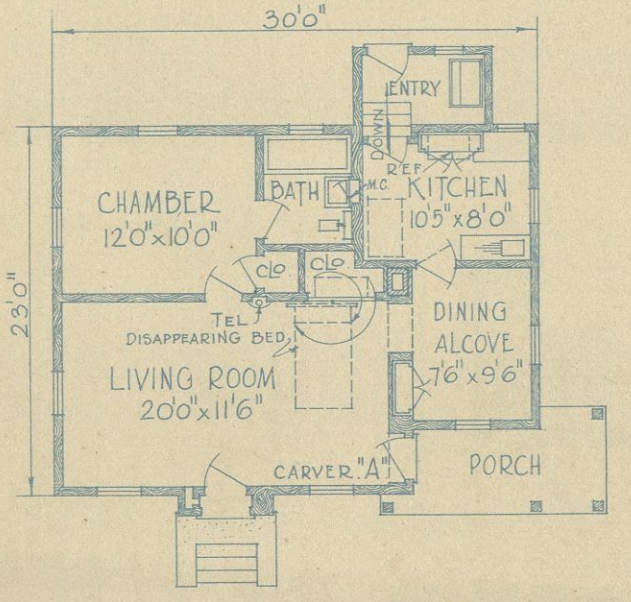
Size 30′0″ x 23′0″

4 Rooms and Bath

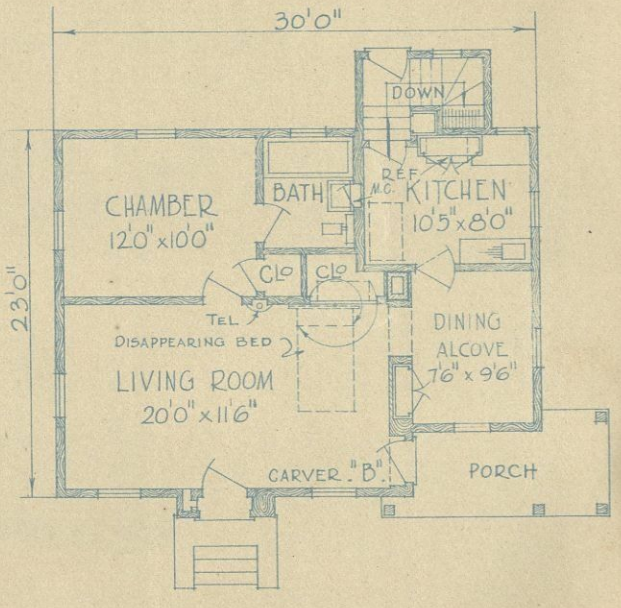
The CARVER

IMPORTANT

When ordering plans of this design state whether wanted with or without basement.



PLAN "A"—WITHOUT BASEMENT



PLAN "B"—WITH BASEMENT

DIMENSIONS

Width over all	35′ 0″
Depth over all	34′ 0″
Ceiling height, 1st floor	8′ 6″
Height of basement—plan "B"	7′ 0″

A Square Deal The greatest advertisers are satisfied customers secured by simple square dealing. We aim to make all our customers satisfied.

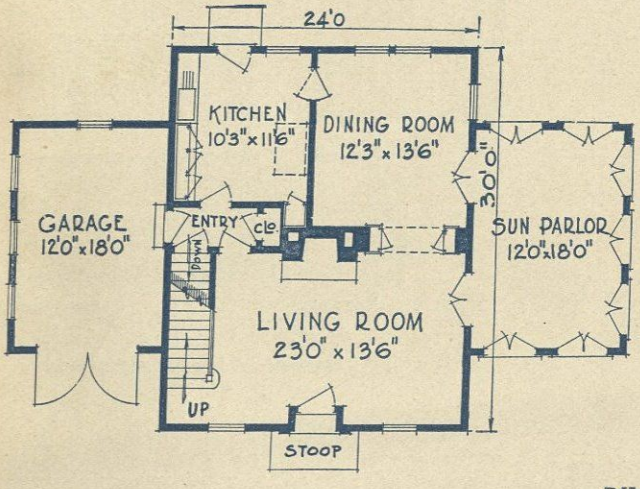
House: 24 Ft. Wide x 30 Ft. Deep
Garage: 12 Ft. Wide x 18 Ft. Deep

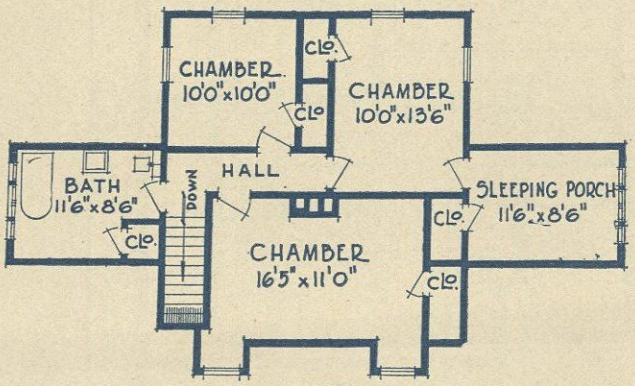
Design 14031-A

6 Rooms, Bath, Sun Parlor, Sleeping Porch and Garage

MANY people say "we are building for comfort more than looks." Why not both? The service represented by this book of homes makes it possible. This picture for instance represents a home built from the inside out—for comfort more than looks—but it has such a pleasing exterior that the reverse would seem to be true.

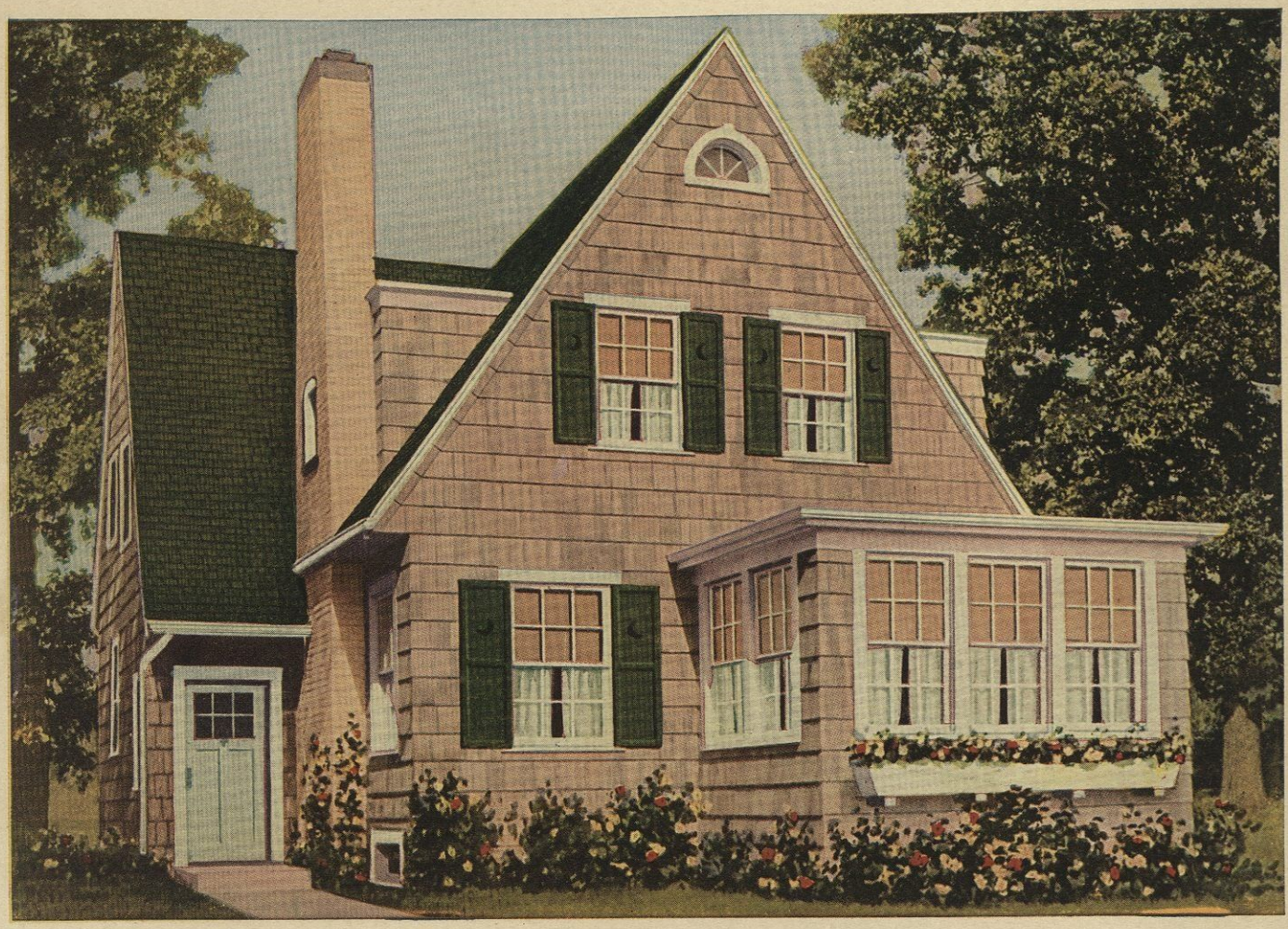
Non-essential features which increase expense are eliminated and standard materials are used throughout in stock sizes.





DIMENSIONS:

Width Over All.....49′ 0″	Ceiling Height, First Floor..... 9′ 0″
Depth Over All.....36′ 0″	Ceiling Height, Second Floor..... 8′ 0″
Height of Basement..... 7′ 0″	

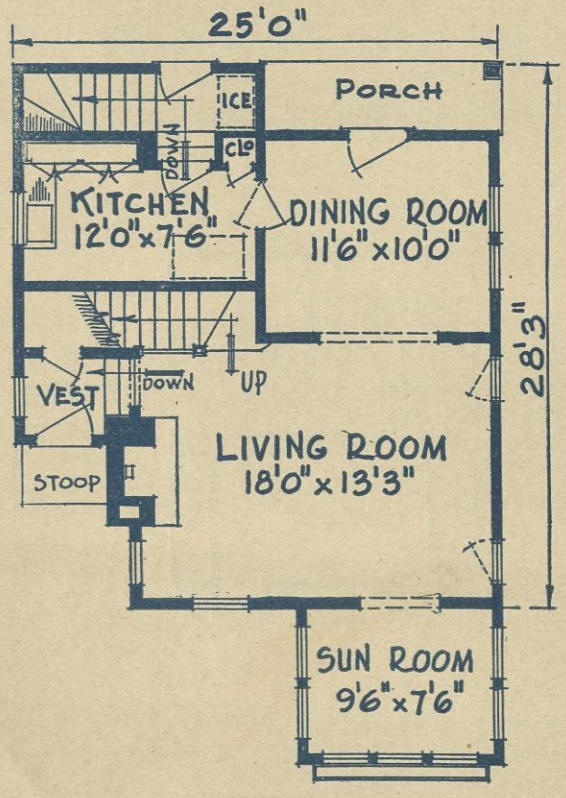


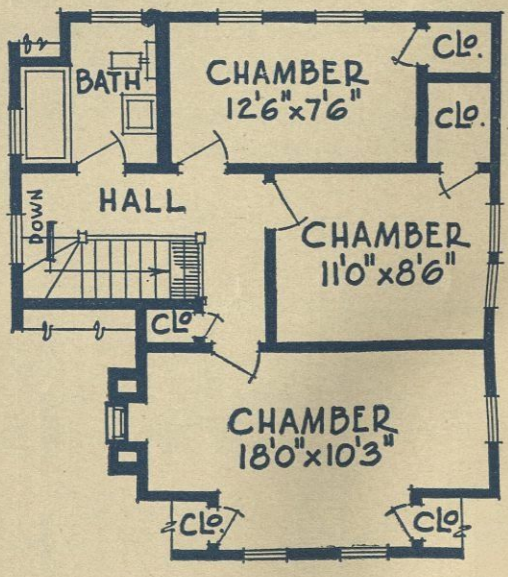
25 Ft. Wide x 28 Ft. 3 In. Deep

Design 14161-A

6 Rooms, Bath and Sun Room

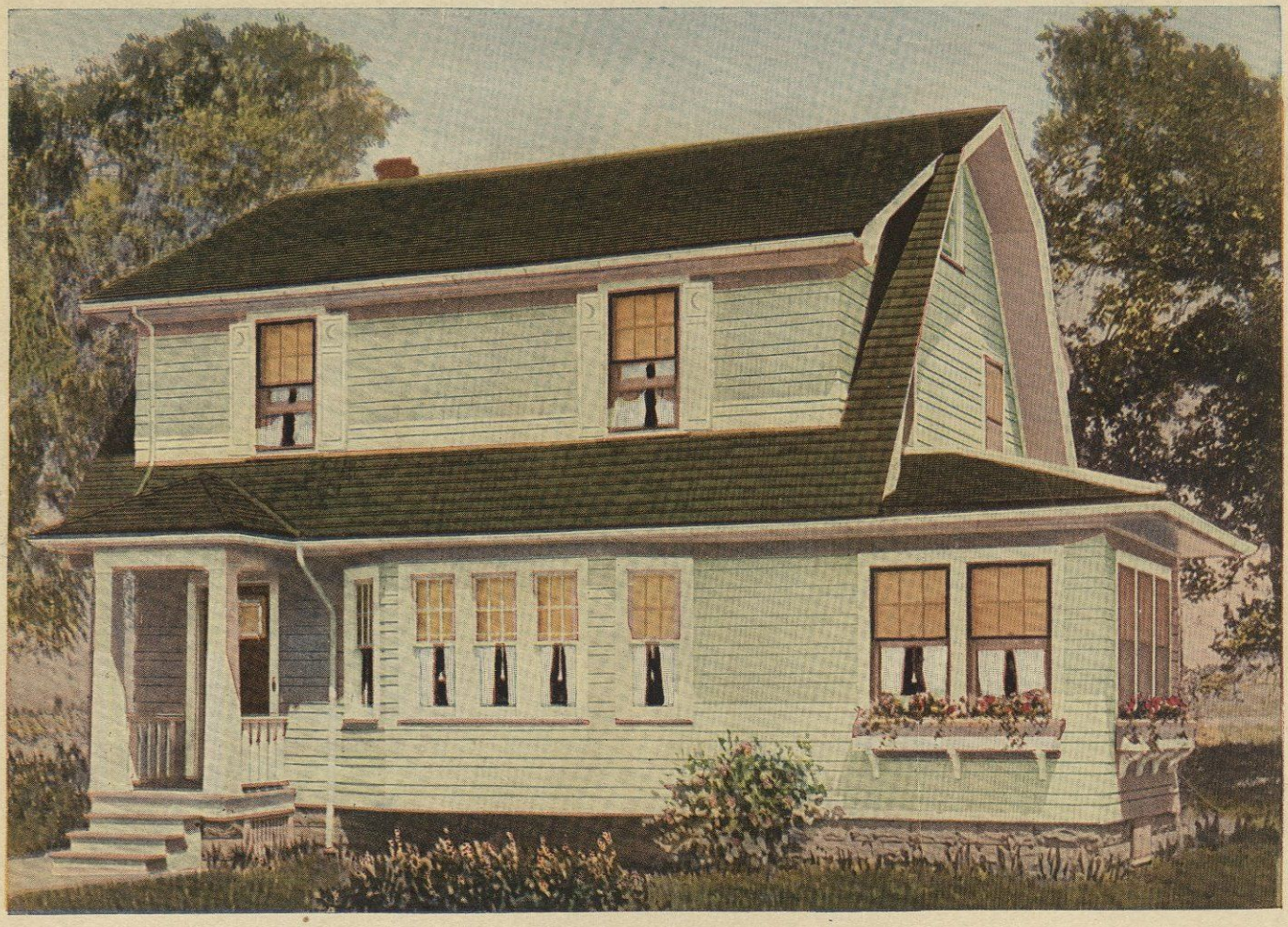
THIS charming, individual, English home is especially well suited for a suburban district or for a city residential section. Such houses as these are not extreme or faddish; their distinctiveness is merely a matter of better architecture than is usually found in small homes.





DIMENSIONS:

Width Over All	27′ 6″
Depth Over All	39′ 0″
Ceiling Height, First Floor	8′ 4″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″



26 Ft. Wide x 24 Ft. Deep

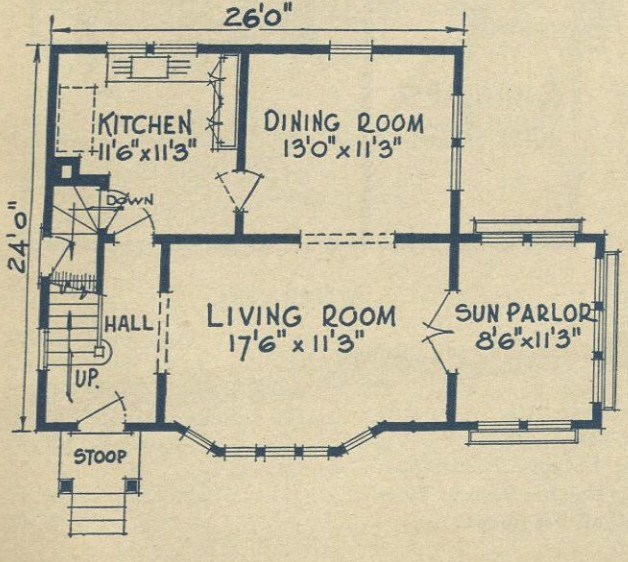
Design 14037-A

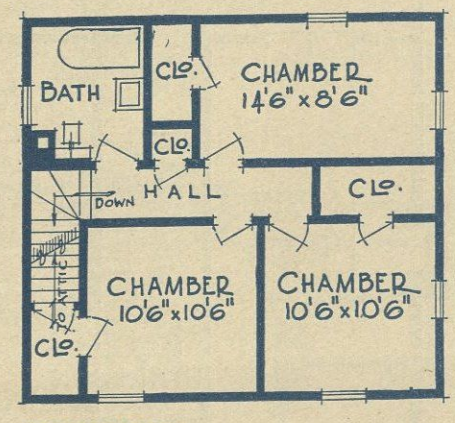
6 Rooms, Bath and Sun Parlor

GAMBREL-ROOFED is often used synonymously with Dutch Colonial. For small homes it is a pleasing type which is constantly growing in popularity.

While it may be developed in any local materials shingles are always suitable as well as clap boards. The roof, shutters and trim afford opportunity for color.

While the exterior is excellently designed in harmonious portions the interior provides every comfort for a large family and yet is arranged so that the housework is not burdensome.





DIMENSIONS:

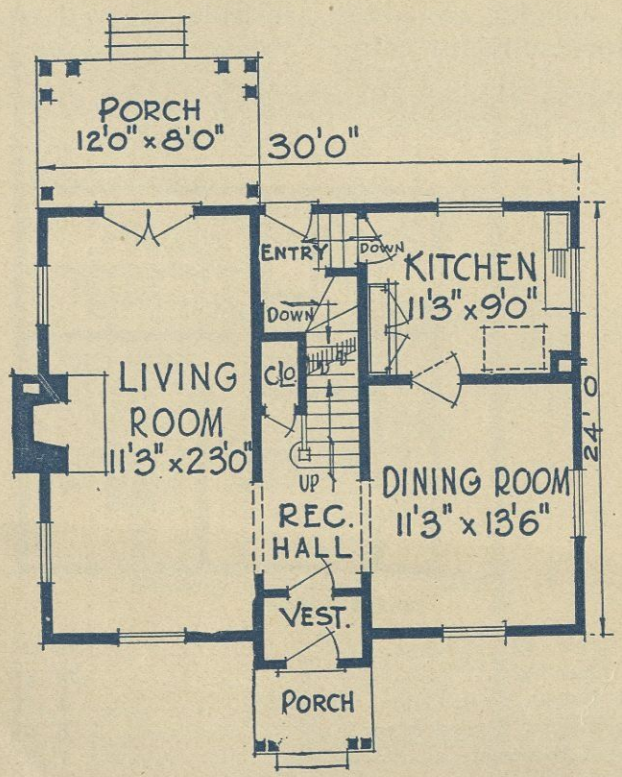
Width Over All	39′ 0″
Depth Over All	32′ 6″
Ceiling Height, First Floor	8′ 6″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″

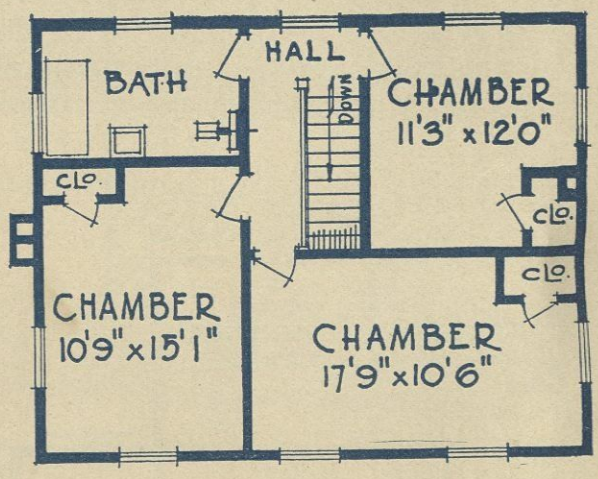
30 Ft. Wide x 24 Ft. Deep

Design 14028-A

6 Rooms and Bath

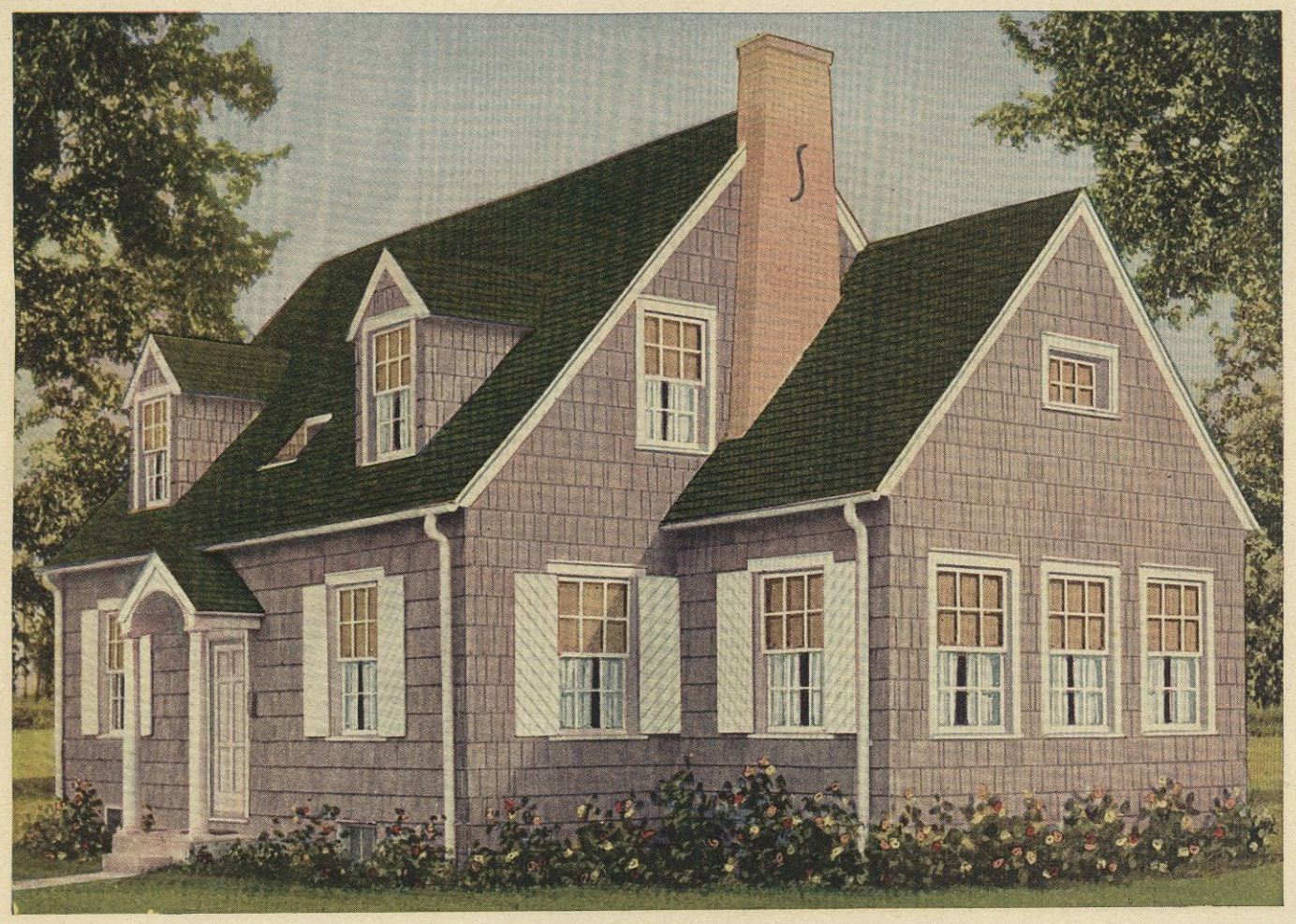
REMINISCENT of the home of our forefathers. And as we examine it, within and without, we cannot deny their taste and sensibility.





DIMENSIONS:

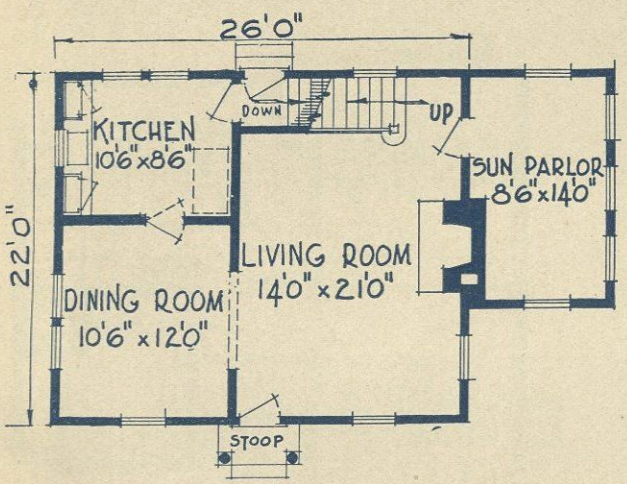
Width Over All	32′ 0″
Depth Over All	39′ 8″
Ceiling Height, First Floor	9′ 0″
Ceiling Height, Second Floor	8′ 4″
Height of Basement	7′ 0″



26 Ft. Wide x 22 Ft. Deep

Design 14077-A

5 Rooms, Bath and Sun Parlor



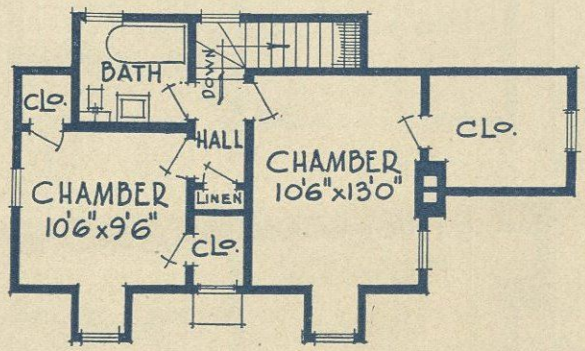
DIMENSIONS:

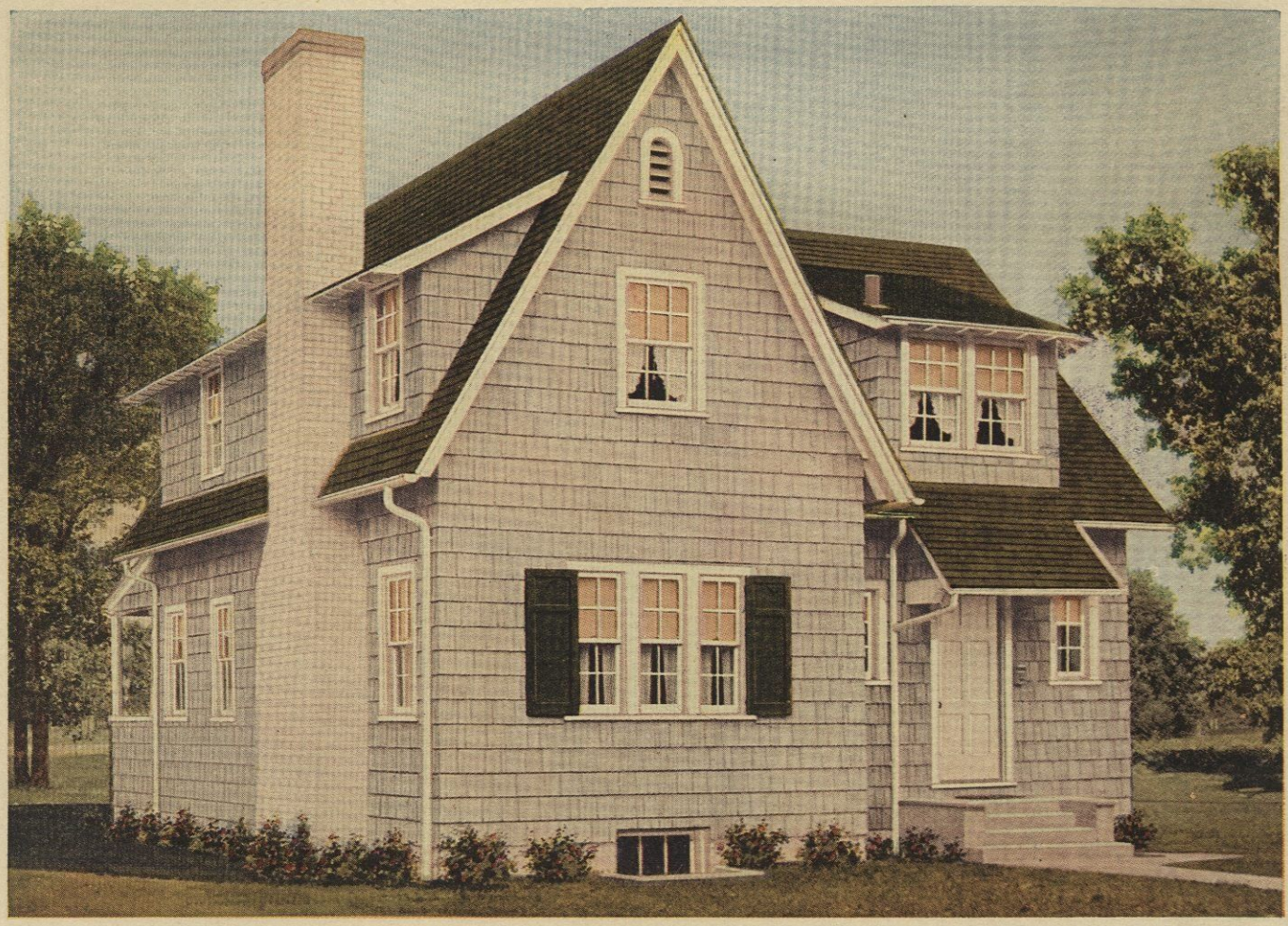
Width Over All	35′ 6″
Depth Over All	27′ 0″
Ceiling Height, First Floor	9′ 0″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″

HERE is a well planned home of unusual merit. Just the kind of home to build when appearances, convenient room arrangements and low building costs are desired.

Look at the beautiful picture and then examine the floor plans. Note the large, well lighted, cheerful rooms and the big closets.

This charming home will make a pleasant addition to any neighborhood



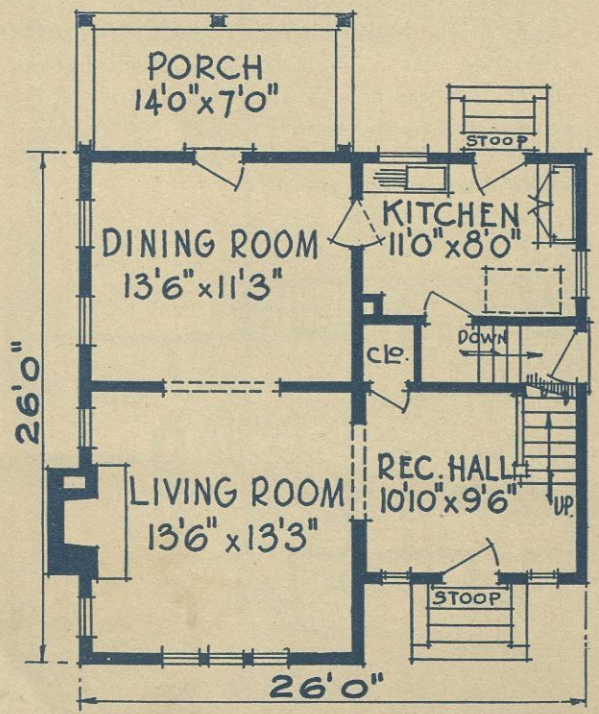


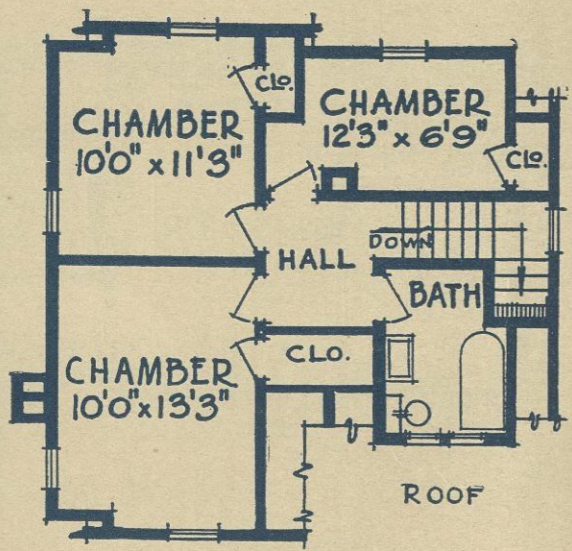
26 Ft. Wide x 26 Ft. Deep

Design 14030-A

6 Rooms, Bath and Private Porch

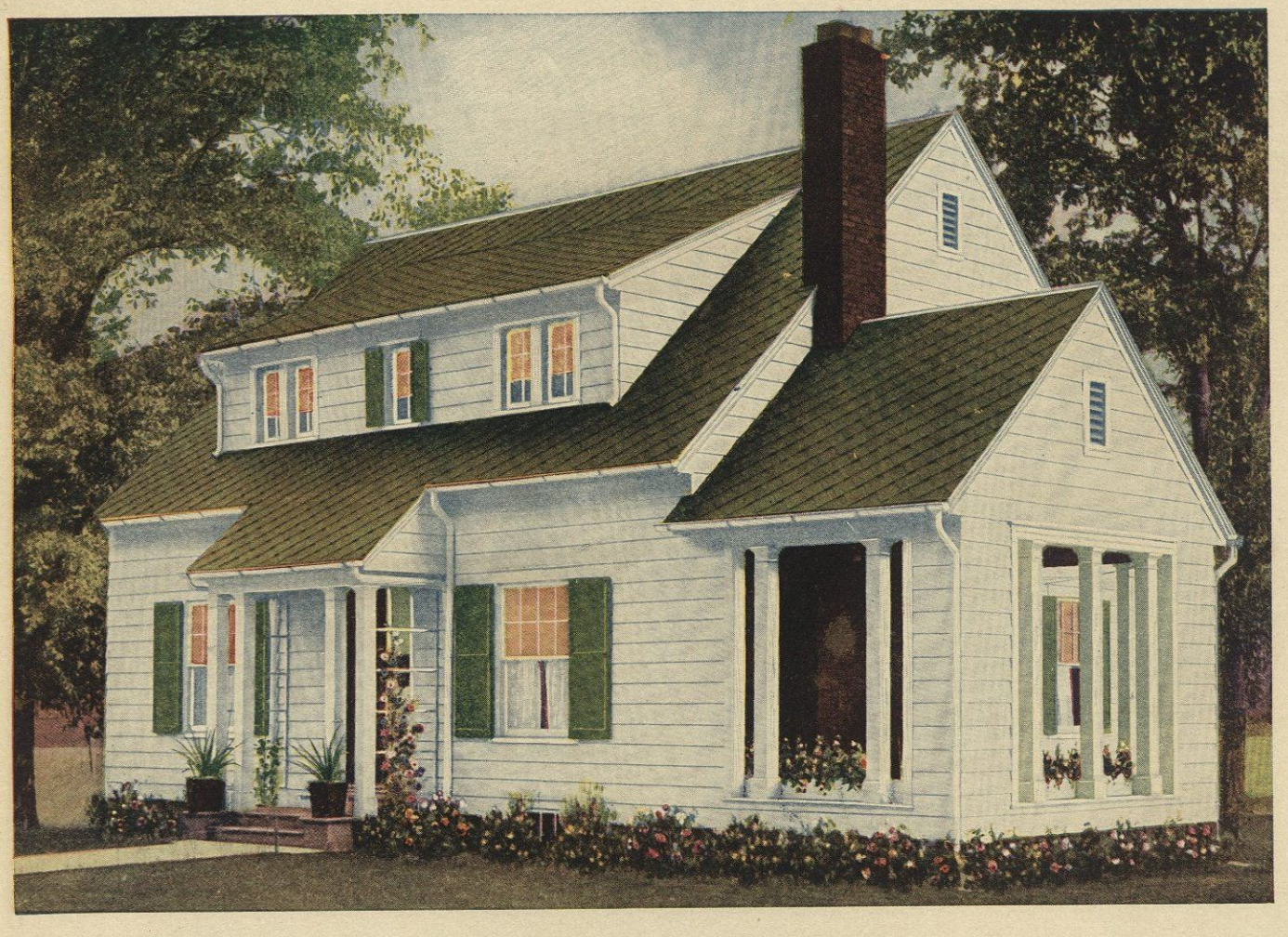
A HOME that wears well ever will be popular, because it owes its beauty to good proportions, stability of construction and harmony of detail. The interior was planned to insure happy, contented comfort, convenience and plenty of healthful light and fresh air.





DIMENSIONS:

Width Over All	28′ 6″
Depth Over All	34′ 0″
Ceiling Height, First Floor	9′ 0″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″



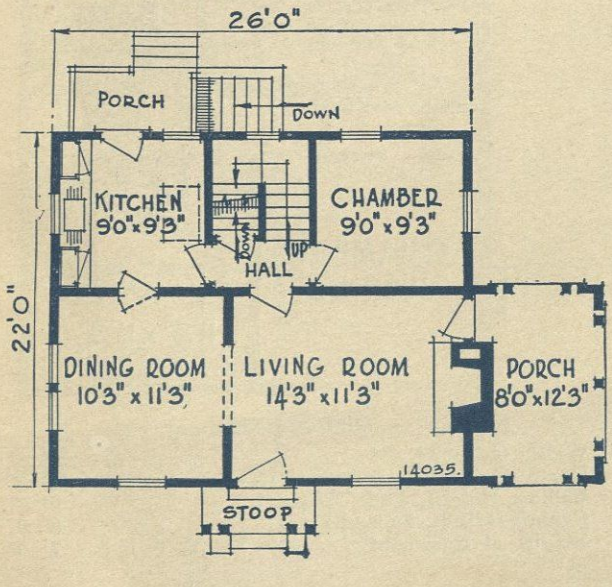
26 Ft. Wide x 22 Ft. Deep

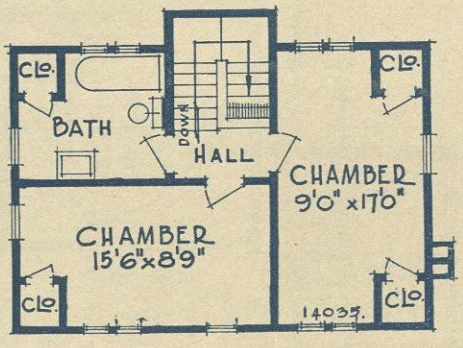
Design 14035-A

6 Rooms and Bath

THIS attractive home is out of the ordinary because it emphasizes individuality. Yet it is designed along simple and practical lines with careful considerations for economy in construction.

The chamber on the first floor is desired by many. All rooms are large and well arranged. This is a very popular type of a small moderate cost home.





DIMENSIONS:

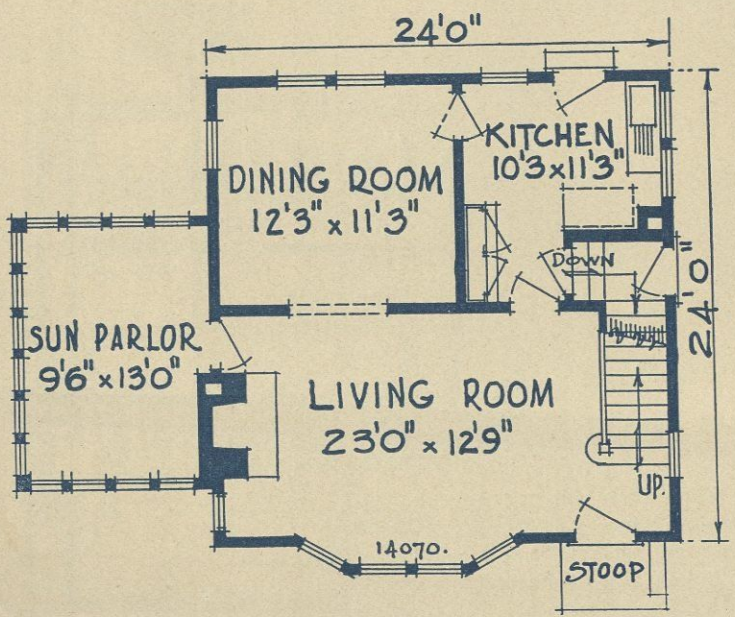
Width Over All	35' 0"
Depth Over All	32' 0"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"

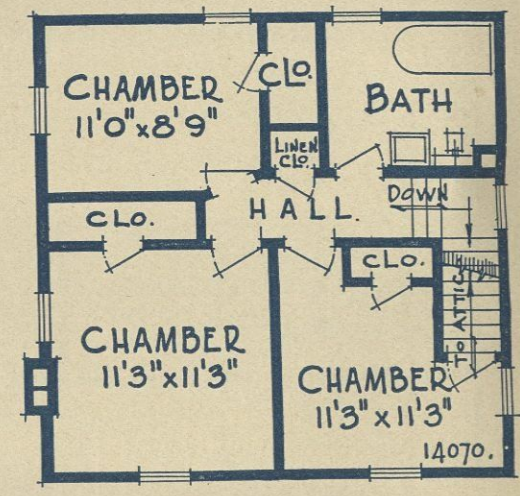
24 Ft. Wide x 24 Ft. Deep

Design 14070-A

6 Rooms, Bath and Sun Parlor

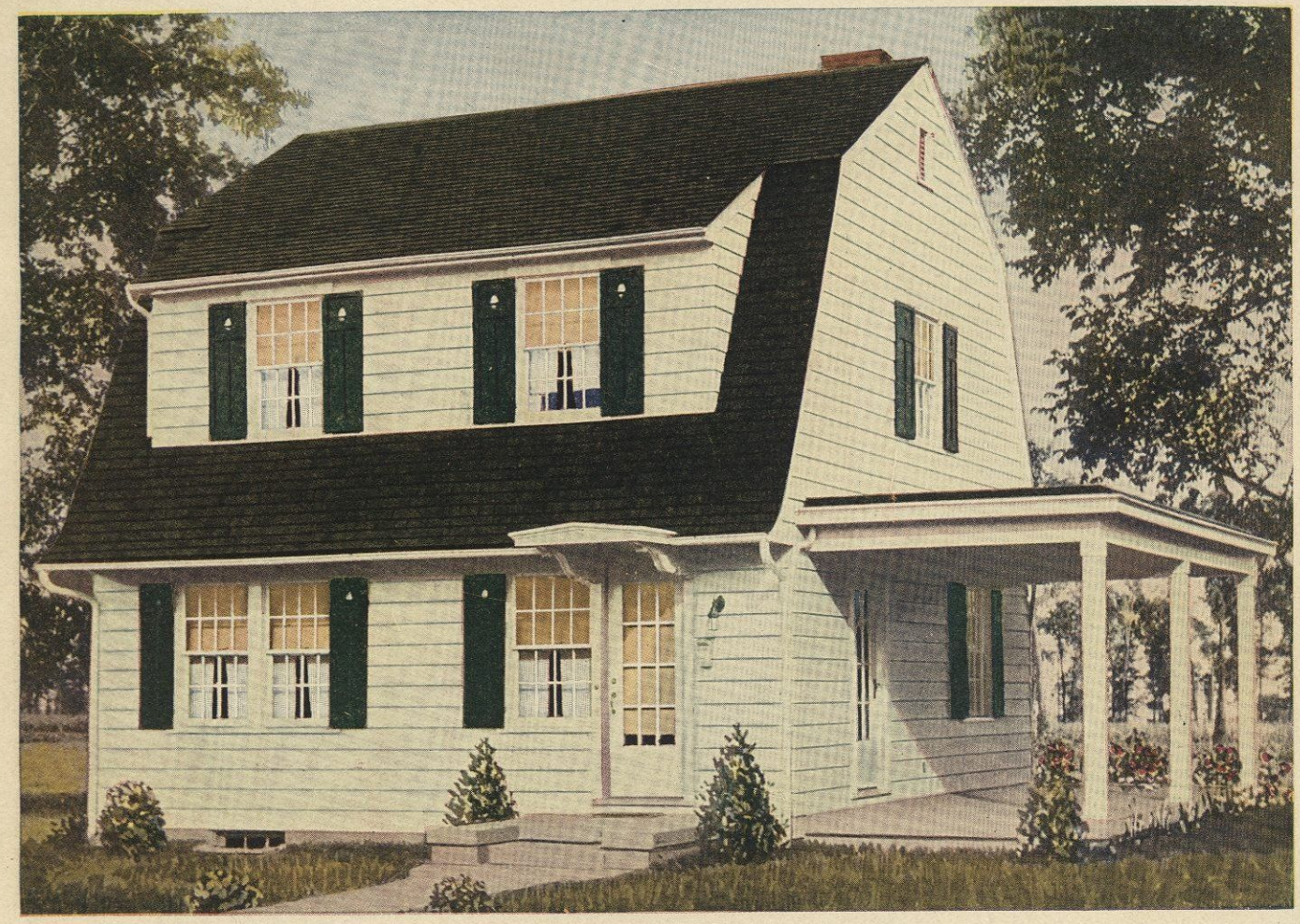
THIS is a production of that refined and characteristic Colonial type of American architecture so much admired. Character and individuality mark the entire structure. Small square window panes, the classical front entrance and the necessary old-fashioned blinds all combine to produce the perfect home. The architects have not overlooked the grand living room with its massive fireplace, nor the large, square dining room. The kitchen is equipped with all of the conveniences required by the up-to-date housekeeper. All rooms are convenient and made cheerful by plenty of windows.





DIMENSIONS:

Width Over All	37′ 6″
Depth Over All	29′ 0″
Ceiling Height, First Floor	8′ 6″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″

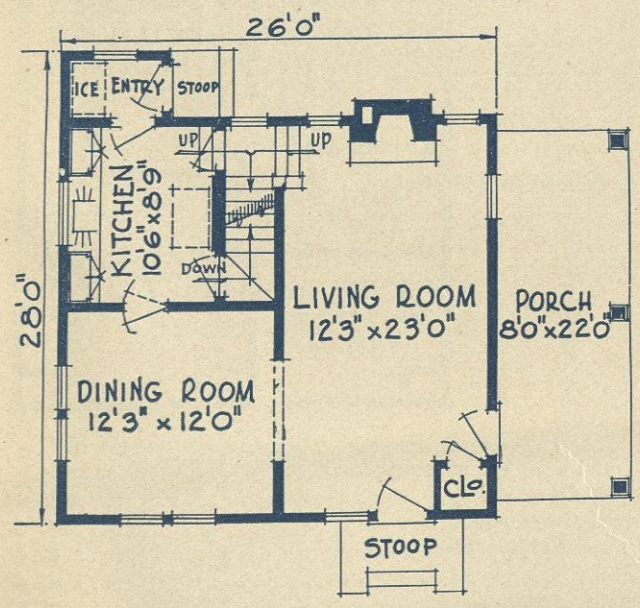


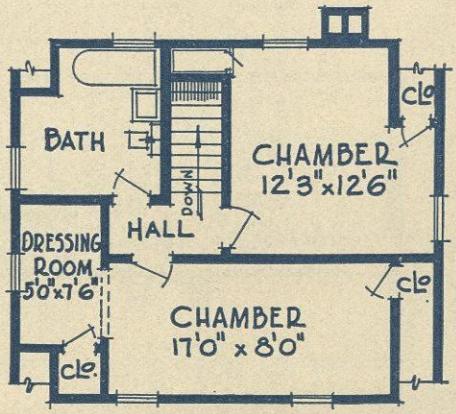
26 Ft. Wide x 28 Ft. Deep

Design 14156-A

5 Rooms, Bath and Dressing Room

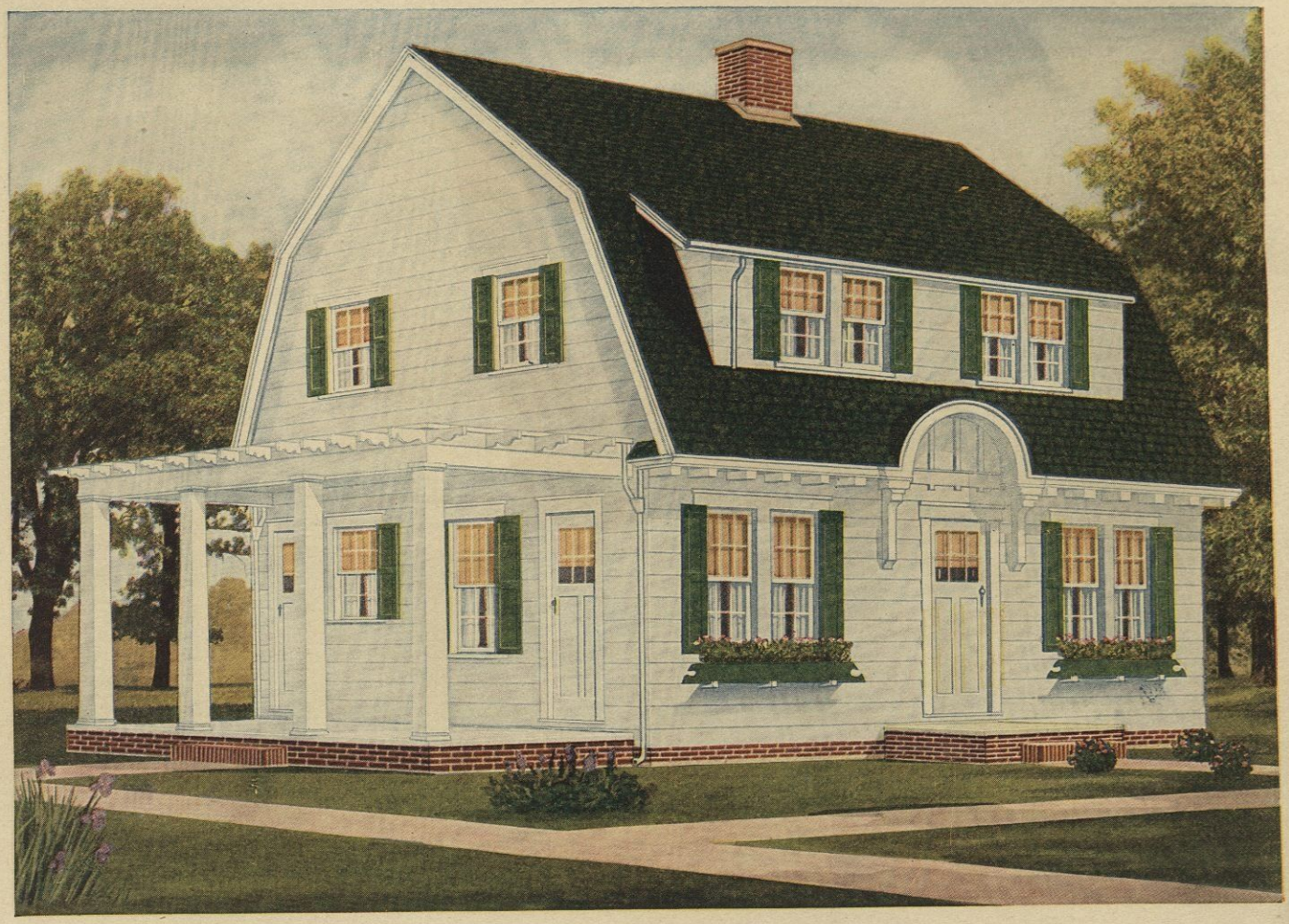
FOR those desiring a substantial and outstanding home of frame at a cost that is nominal. Dutch Colonial never showed to better advantage than in the above. The builder will probably want to retain this color scheme. It is exceptionally good.





DIMENSIONS:

Width Over All	35' 0"
Depth Over All	33' 6"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"

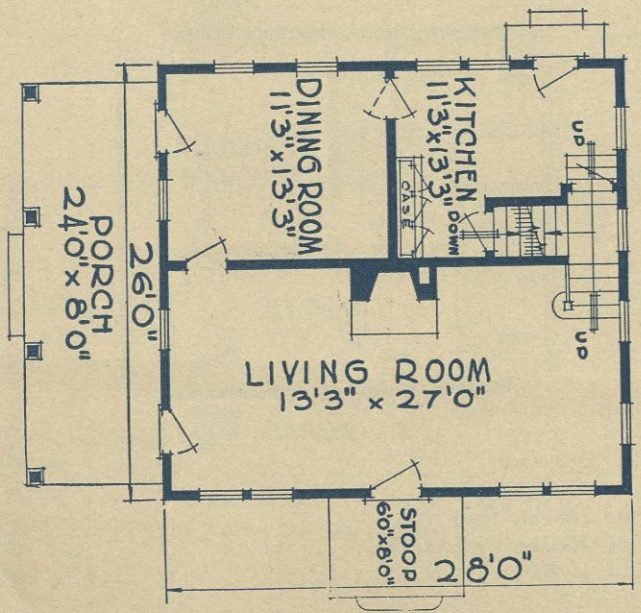


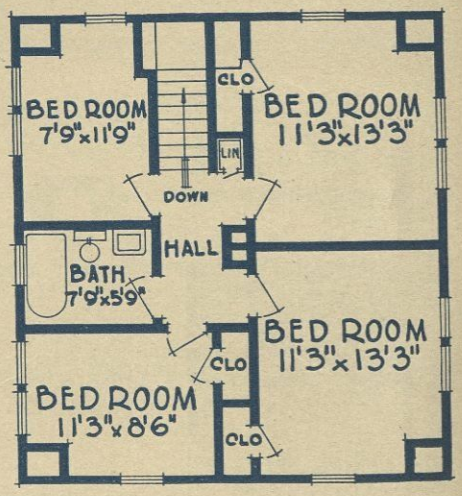
28 Ft. Wide x 26 Ft. Deep

Design 12587-A

7 Rooms and Bath

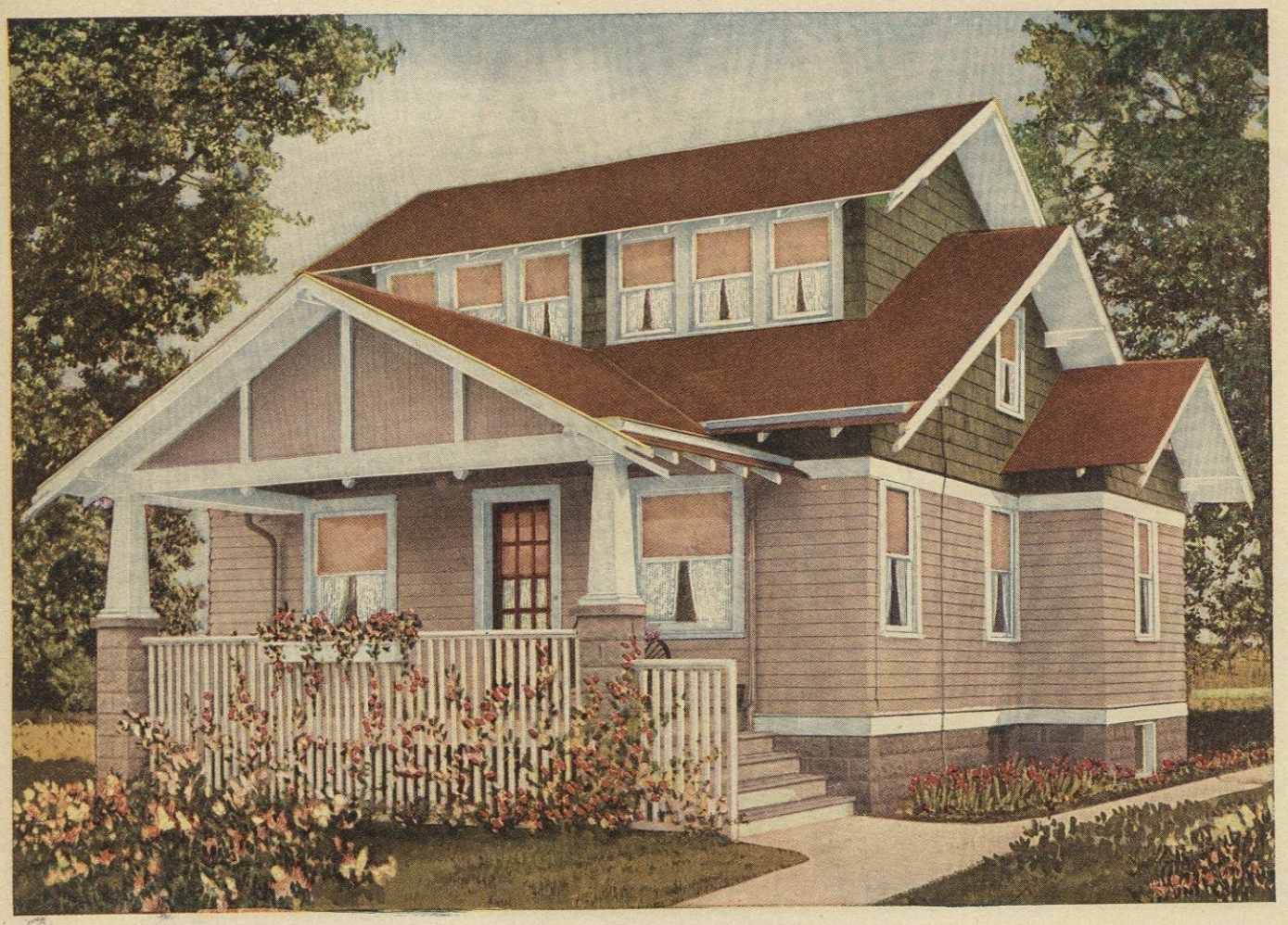
ONE of the best examples of the Dutch Colonial style. The attractiveness of the exterior is quite visible. Look at the floor plan and visualize the beauty of the rooms. You cannot help but be pleased.





DIMENSIONS:

Width Over All	38' 6"
Depth Over All	36' 0"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	8' 6"
Height of Basement	7' 0"

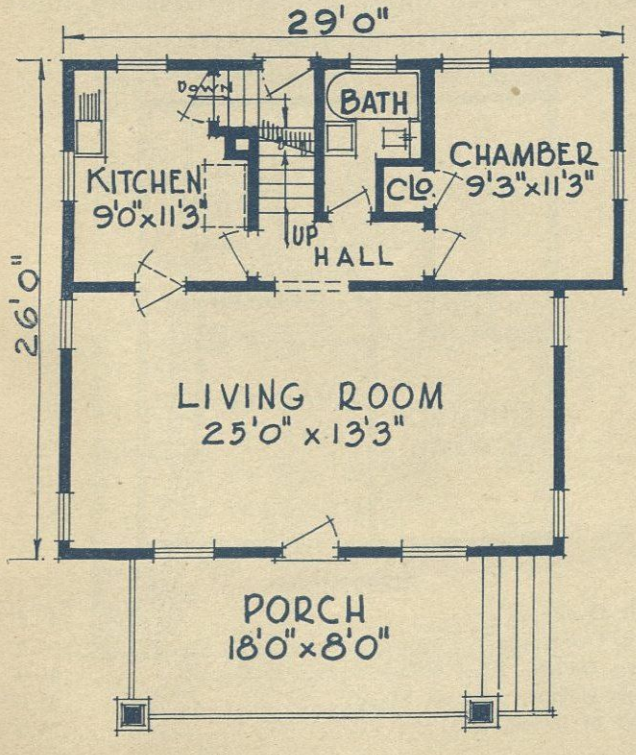


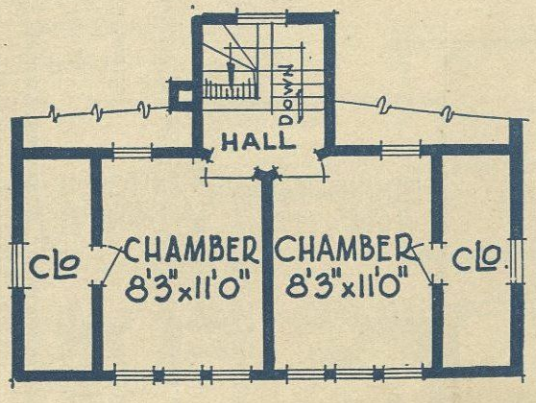
29 Ft. Wide x 26 Ft. Deep

Design 14094-A

5 Rooms and Bath

ALTHOUGH originality is expressed in every line of this handsome structure, it is really of simple construction and will cost no more than many extremely plain and unsightly dwellings. Lovers of sunshine and fresh air will be delighted with the great amount of windows, and particularly with the sleeping chambers on the second floor.





DIMENSIONS:

Width Over All	34' 6"
Depth Over All	39' 6"
Ceiling Height, First Floor	9' 0"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"

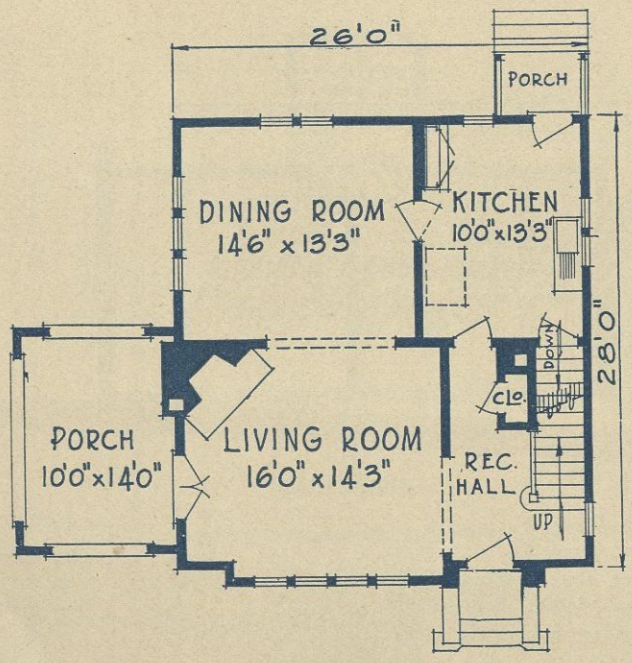
26 Ft. Wide x 28 Ft. Deep

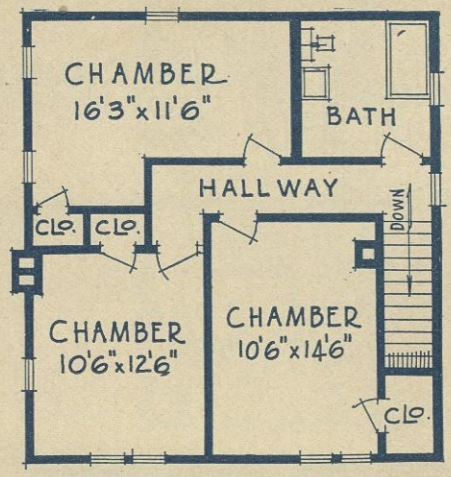
Design 14034-A

6 Rooms, Bath and Private Porch

A LATER individualistic type, essentially American in composition and the resultant of slow processes of artistic evolution. Primarily indicative of the natural requirements of comfort, beauty and simplicity of feature.

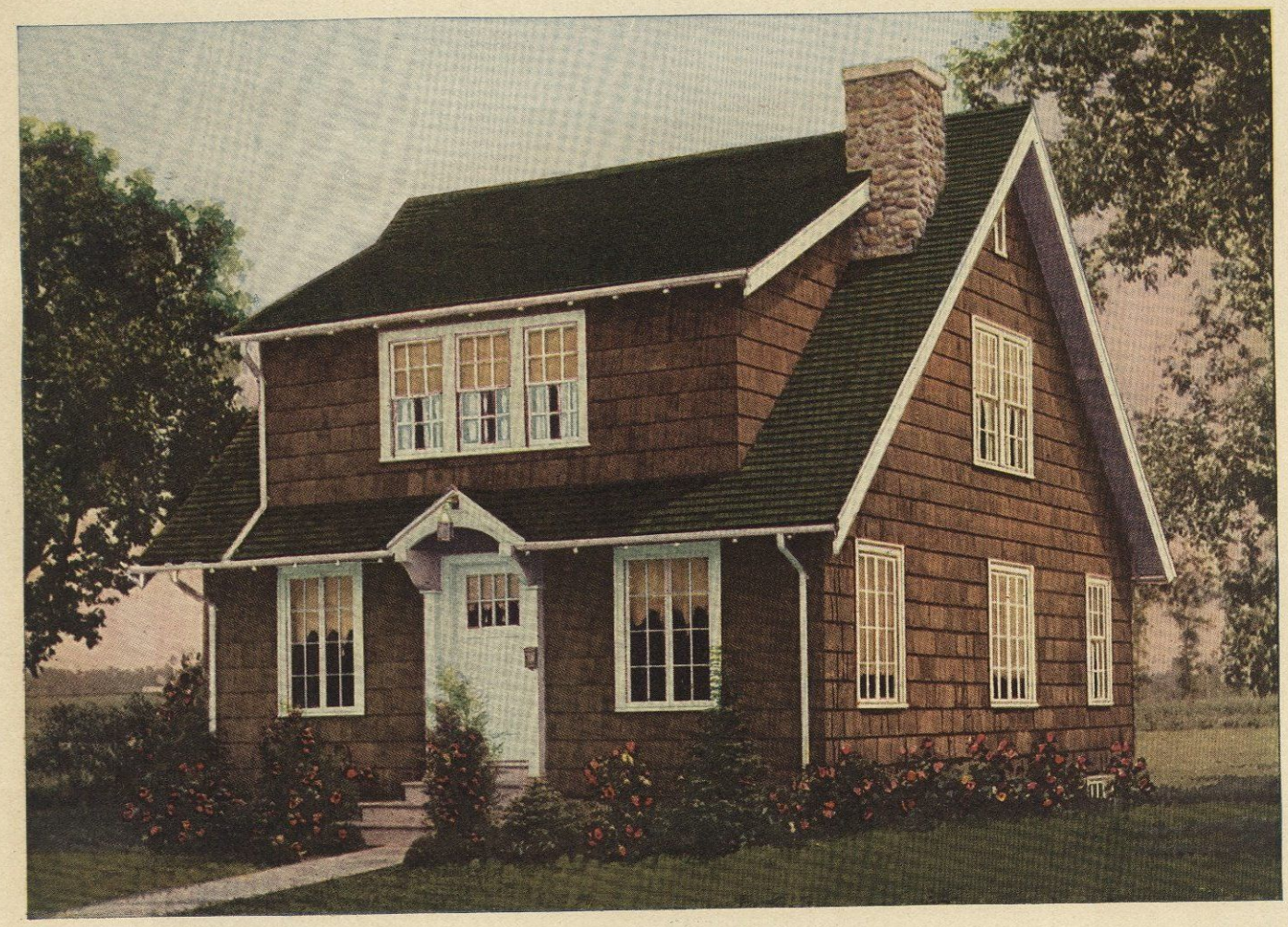
That prime requisite of the American, sunlight in abundance and architectural beauty, must needs be filled in order that any type of architecture survive through the years.





DIMENSIONS:

Width Over All	40′ 6″
Depth Over All	40′ 0″
Ceiling Height, First Floor	9′ 0″
Ceiling Height, Second Floor	8′ 6″
Height of Basement	7′ 0″

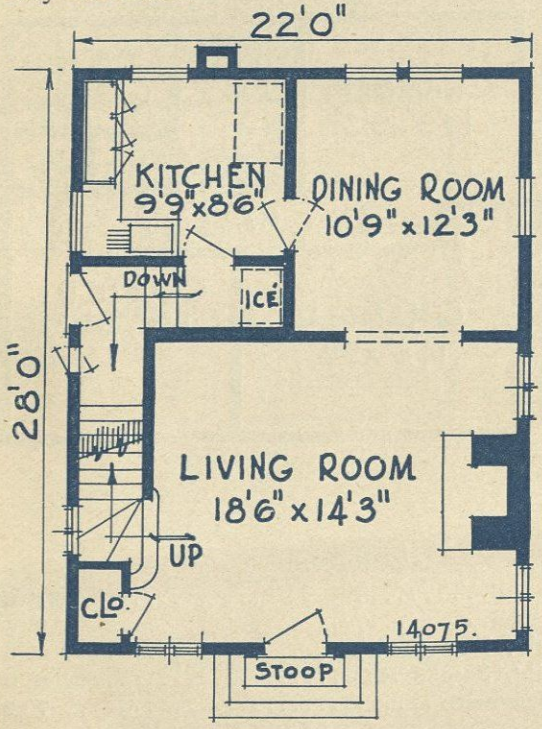


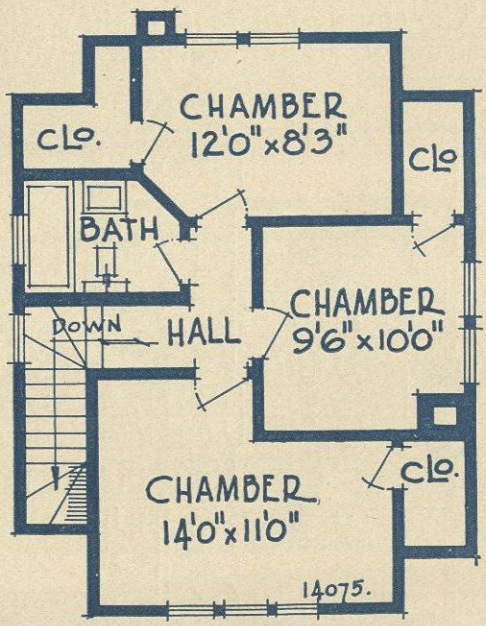
22 Ft. Wide x 23 Ft. Deep

Design 14075-A

6 Rooms and Bath

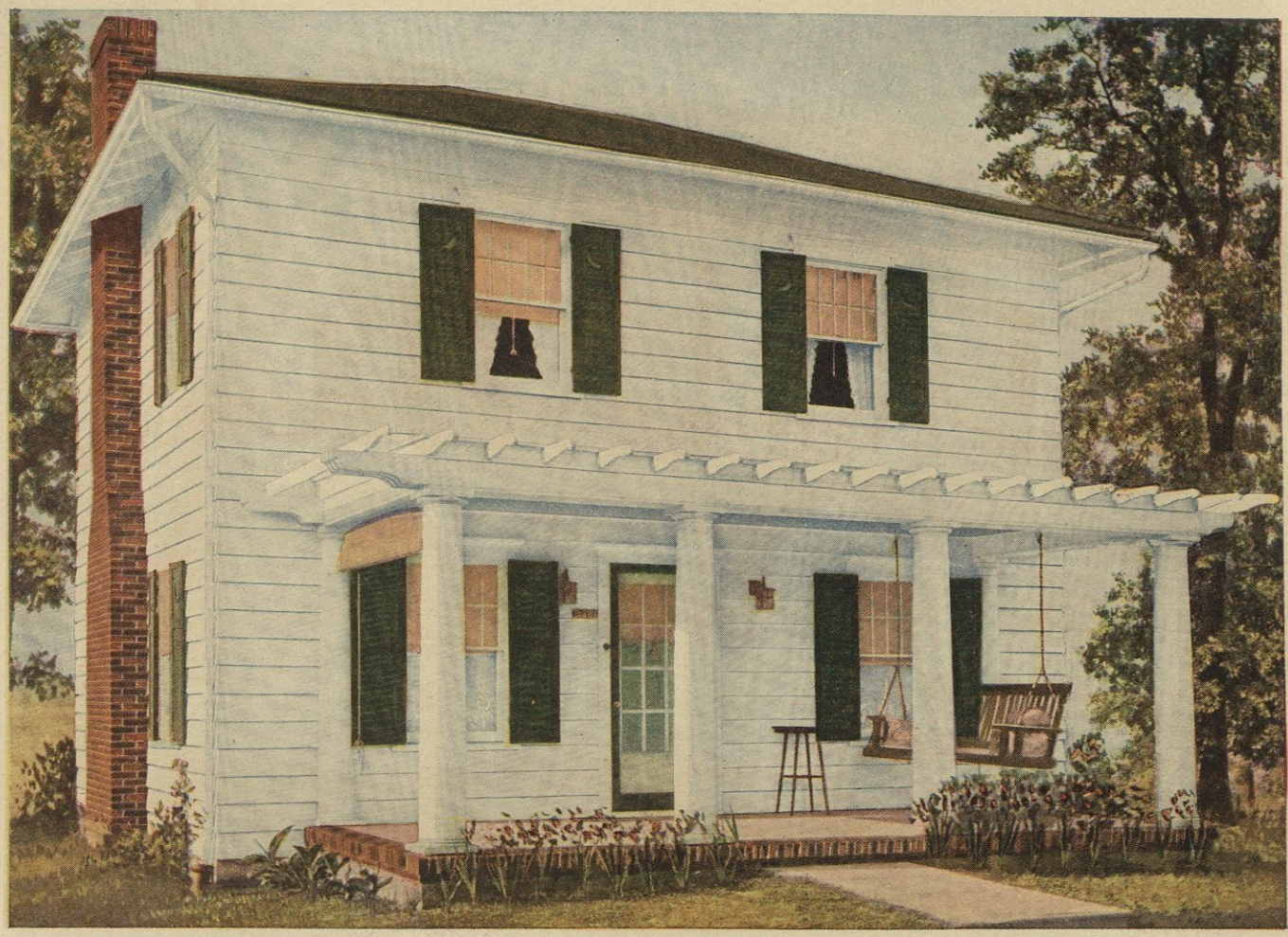
THIS home, like all our designs, is planned on simple yet effective lines, that insure it being moderate in building cost and pleasing in exterior appearance. It is a very popular design that is especially suited for almost any small or medium-sized family, any locality, any location.





DIMENSIONS:

Width Over All	26′ 0″
Depth Over All	33′ 0″
Ceiling Height, First Floor	8′ 6″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″



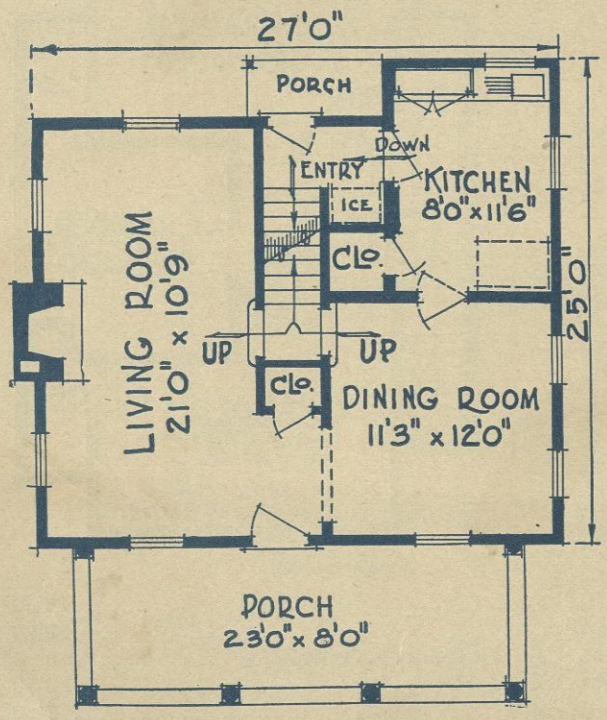
27 Ft. Wide x 22 Ft. Deep

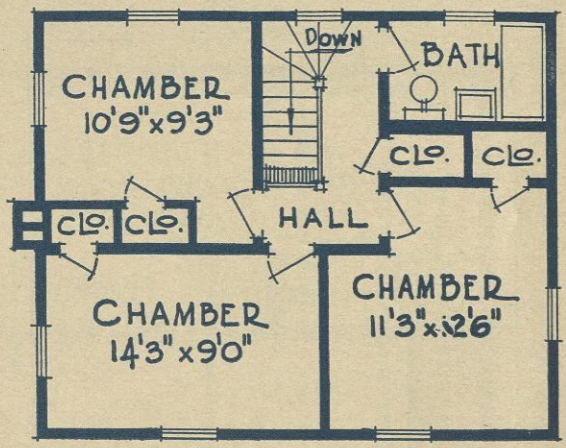
Design 14038-A

6 Rooms and Bath

THIS is a type of home that lends itself to development in various materials or combination of materials.

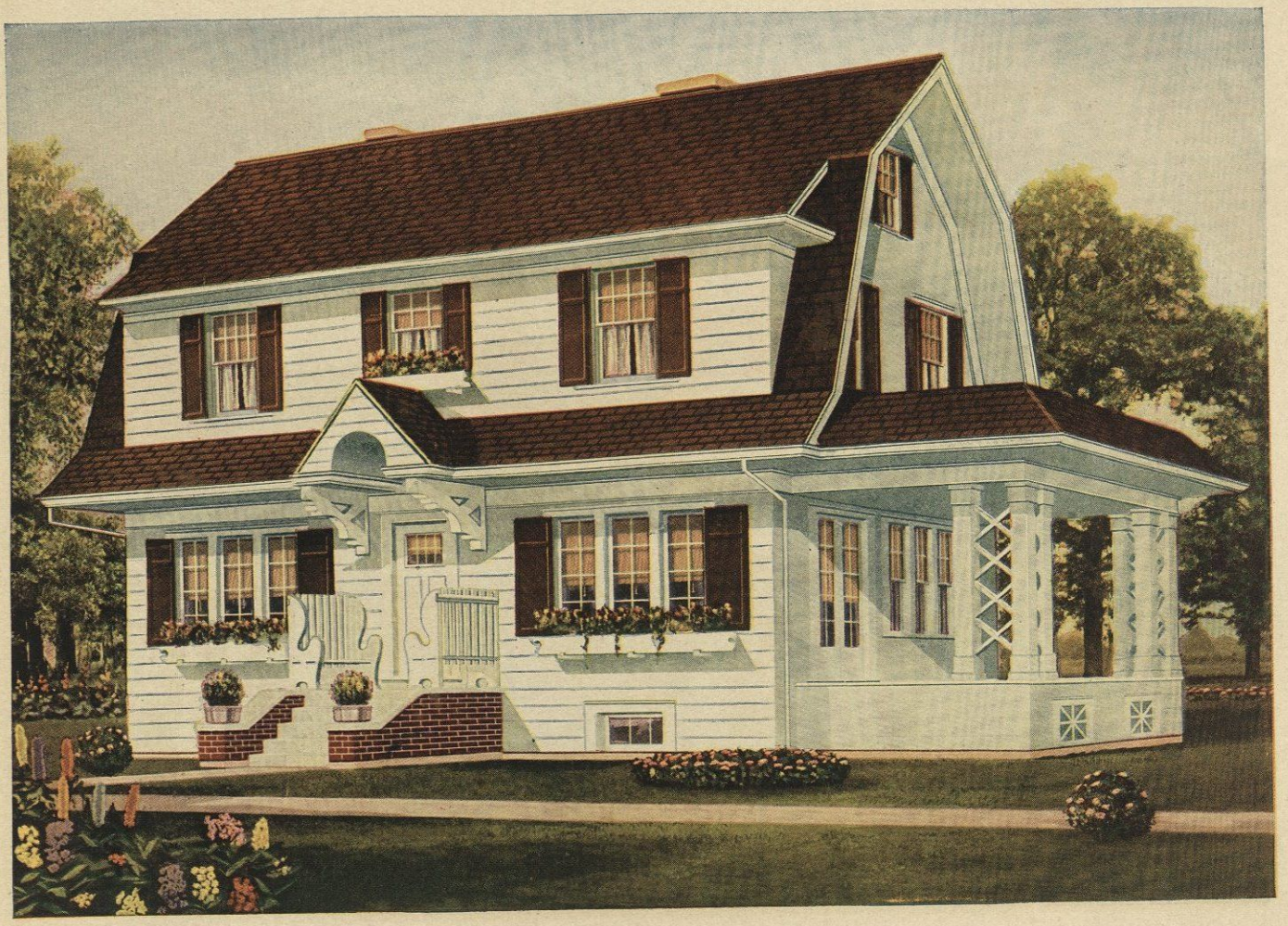
The simple hip roof, plain straight walls and flat pergola porch roof are economical of construction and are very effective from the standpoint of appearance.





DIMENSIONS:

Width Over All	31′ 6″
Depth Over All	36′ 6″
Ceiling Height, First Floor	9′ 0″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″

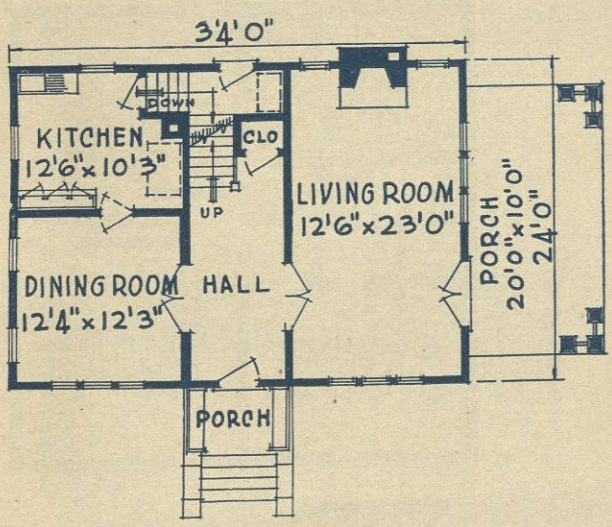


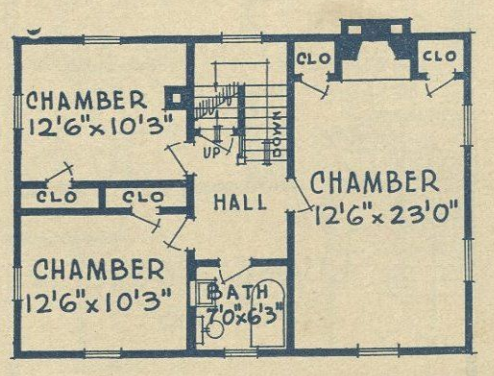
34 Ft. Wide x 24 Ft. Deep

Design 12580-A

6 Rooms and Bath

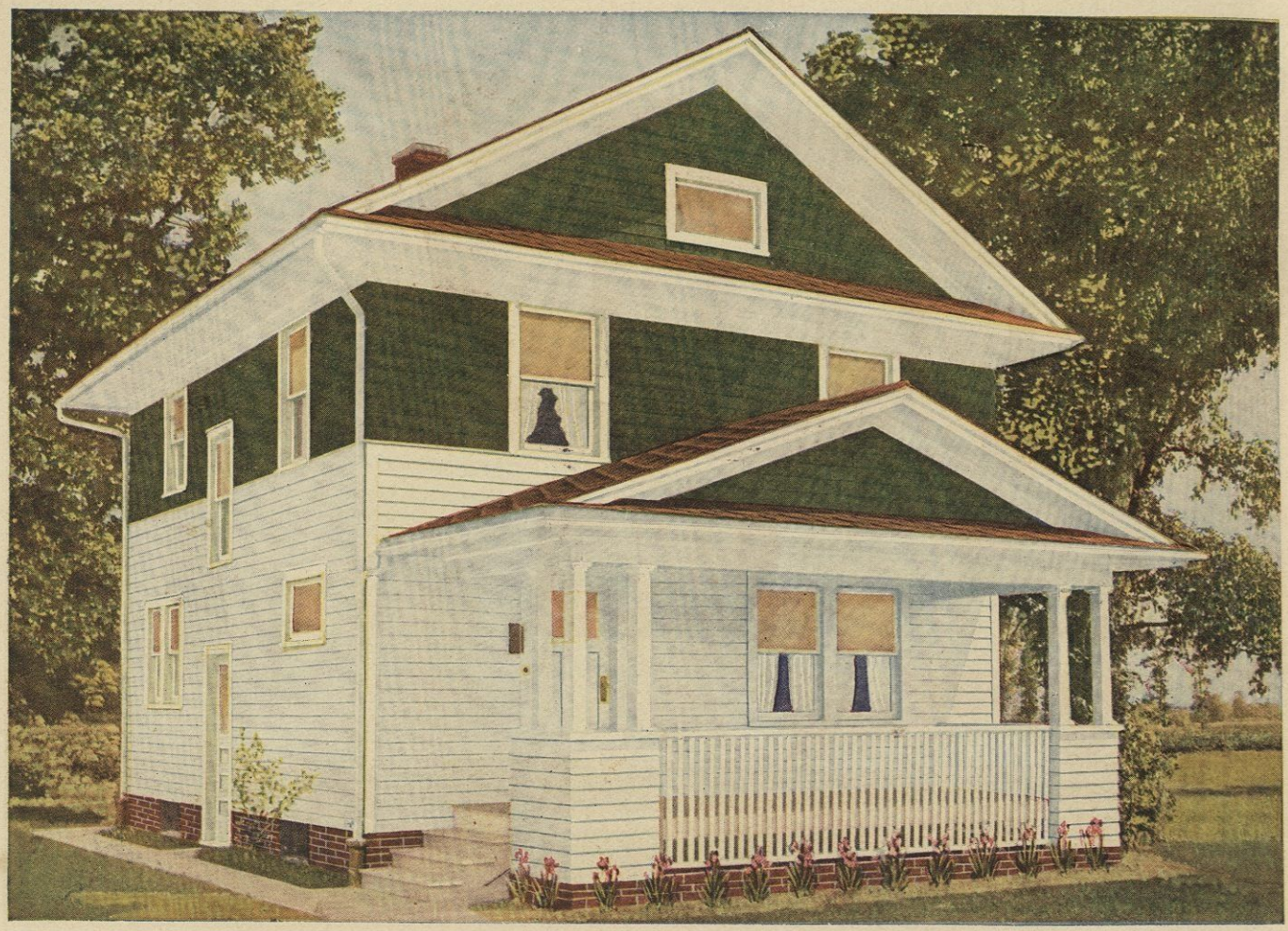
MODERNIZED Colonial Architecture at its best—GAMBREL ROOF, wide dormers, fire places and many paneled windows. A sturdiness and generosity marks the whole appearance, nothing being cramped or confined. Construct the interior in your imagination and you will find the freeness and airiness fulfilled.





DIMENSIONS:

Width Over All.....50′ 6″	Depth Over All.....36′ 0″
Ceiling Height, First Floor..... 9′ 0″	Ceiling Height, Second Floor..... 8′ 0″
Height of Basement..... 7′ 0″	

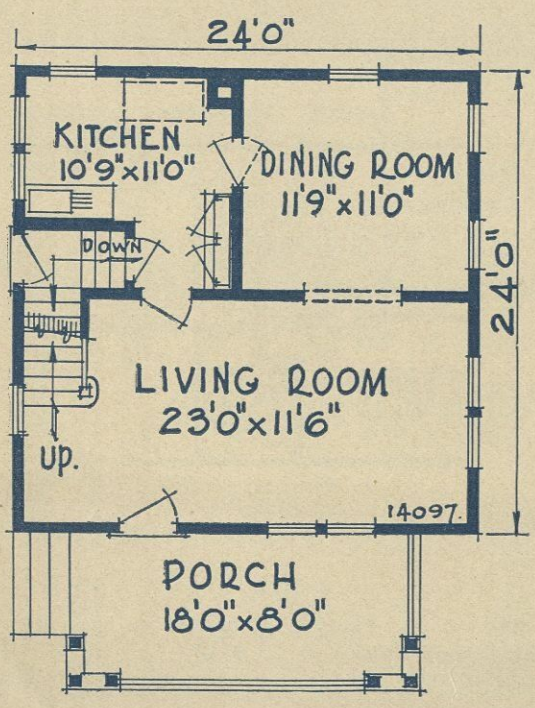


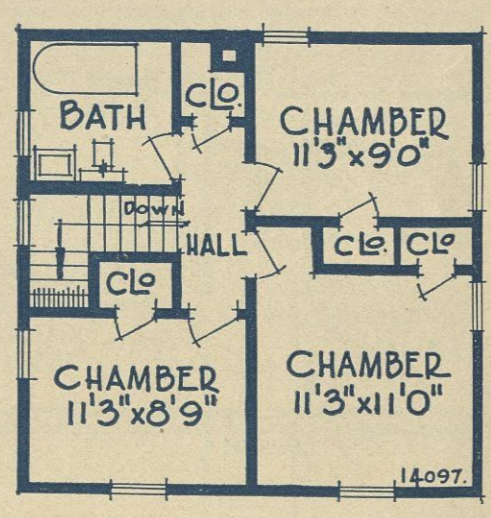
24 Ft. Wide x 24 Ft. Deep

Design 14097-A

6 Rooms and Bath

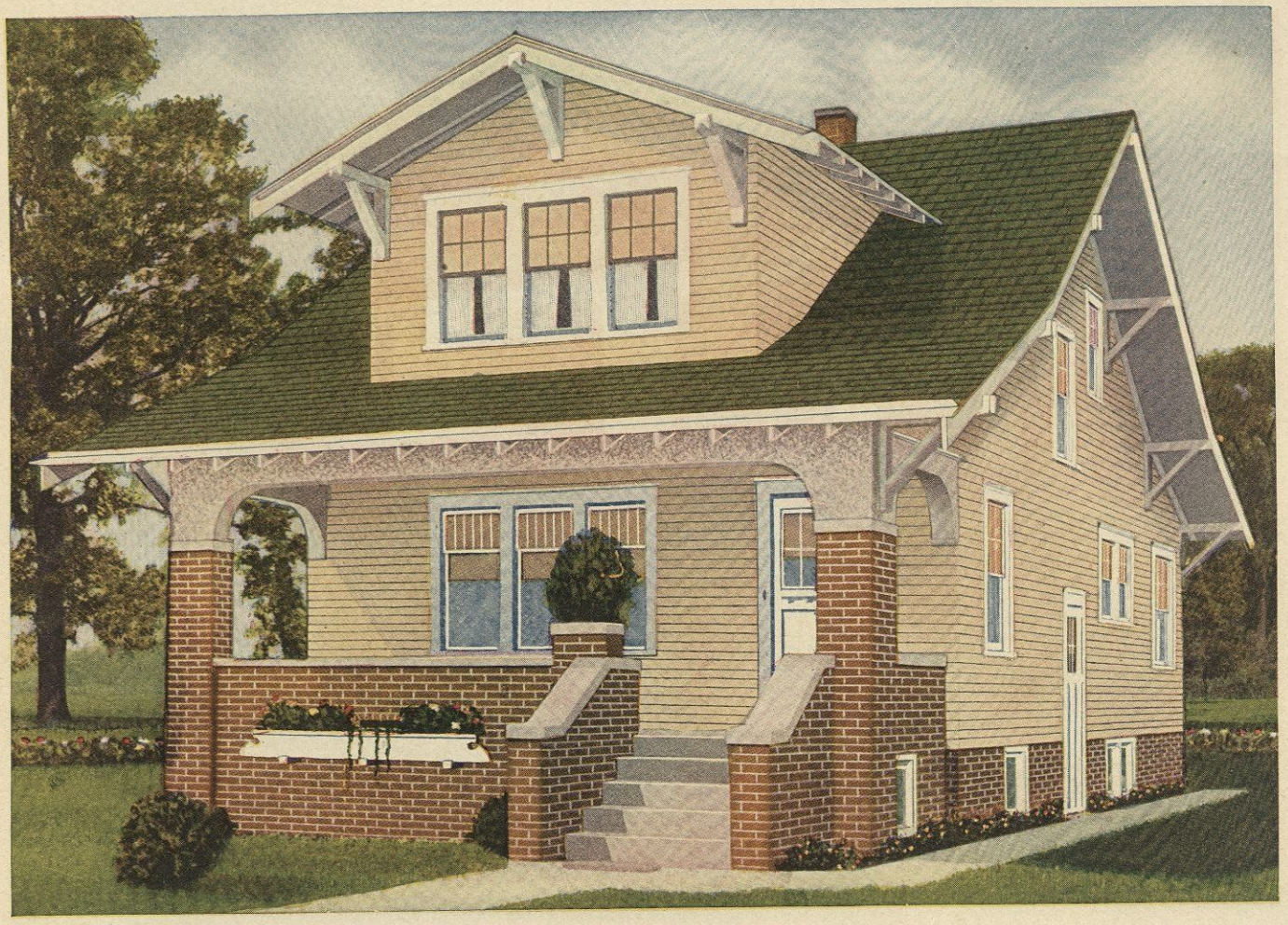
ROOMY houses of the square type are usually in demand by those who figure costs carefully for they offer the most space for the money expended, and when such economy is coupled with dignity and beauty it is time to buy.





DIMENSIONS:

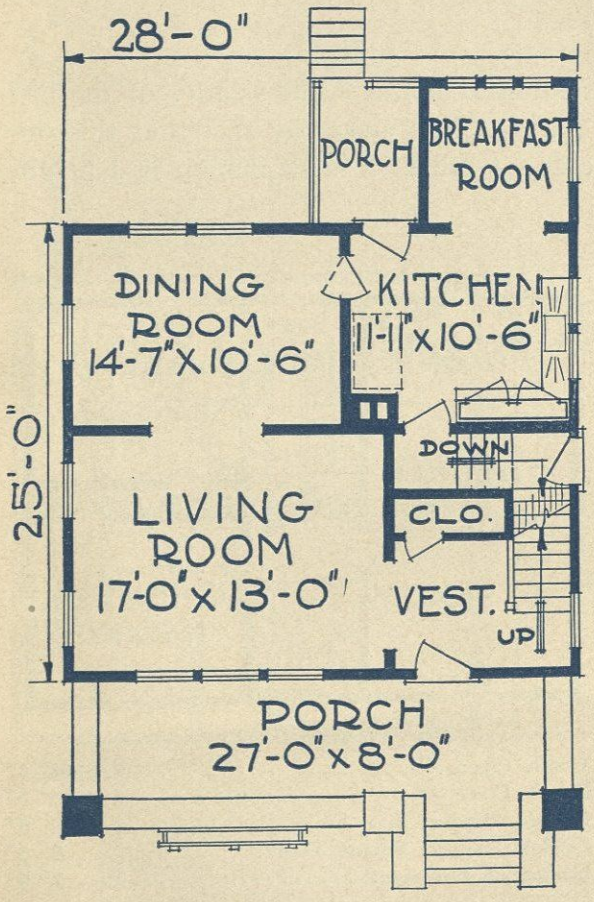
Width Over All	29' 6"
Depth Over All	36' 6"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"



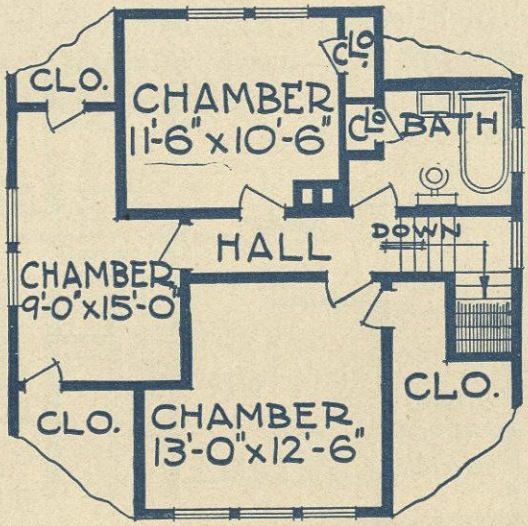
28 Ft. Wide x 25 Ft. Deep

Design 12743-A

6 Rooms, Bath and Breakfast Room

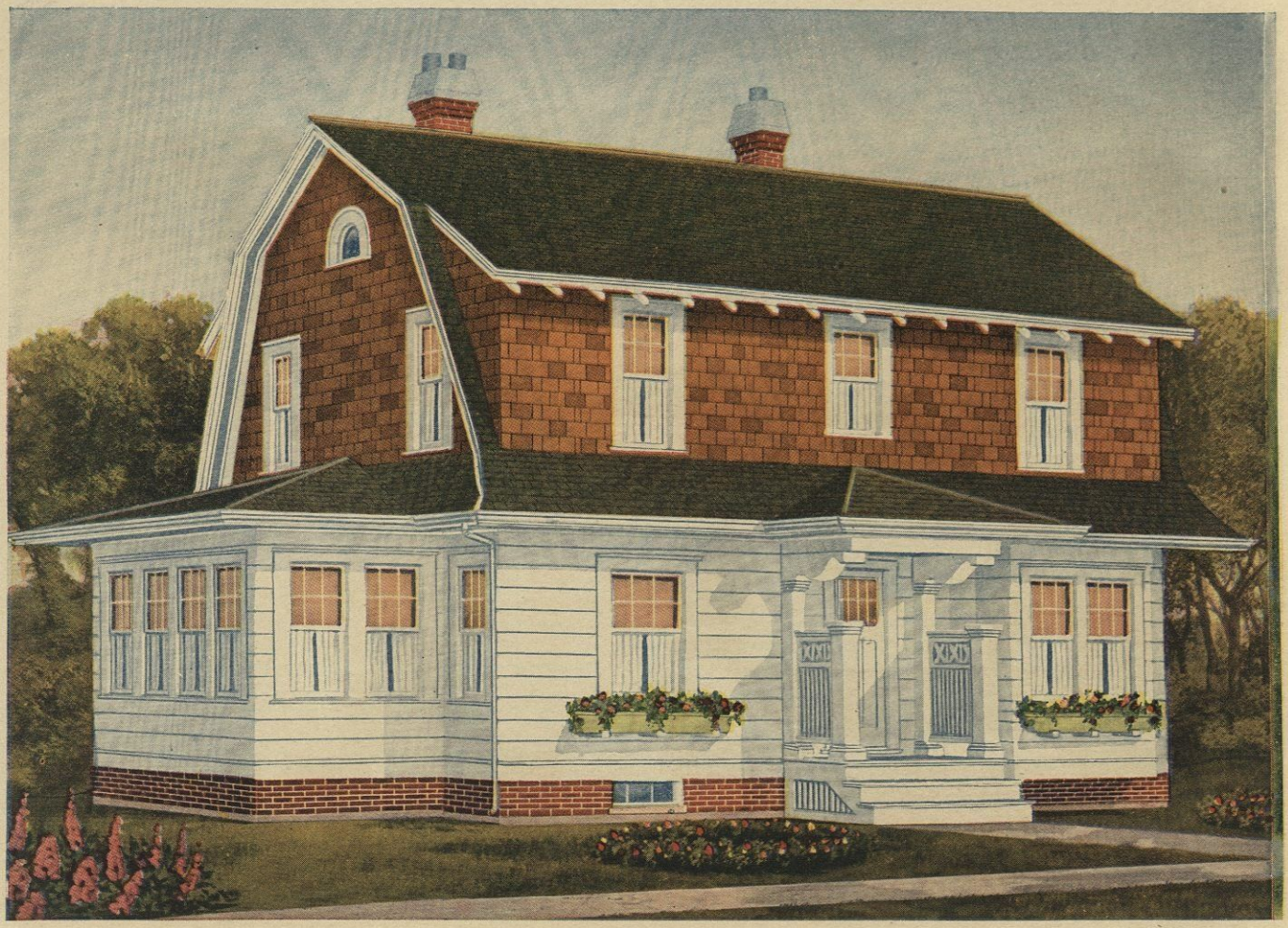


ONE of the most popular designs our architects have ever produced. Study the picture and floor plans and you will see why.



DIMENSIONS:

Width Over All	33' 9"
Depth Over All	48' 0"
Ceiling Height, First Floor	9' 0"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"

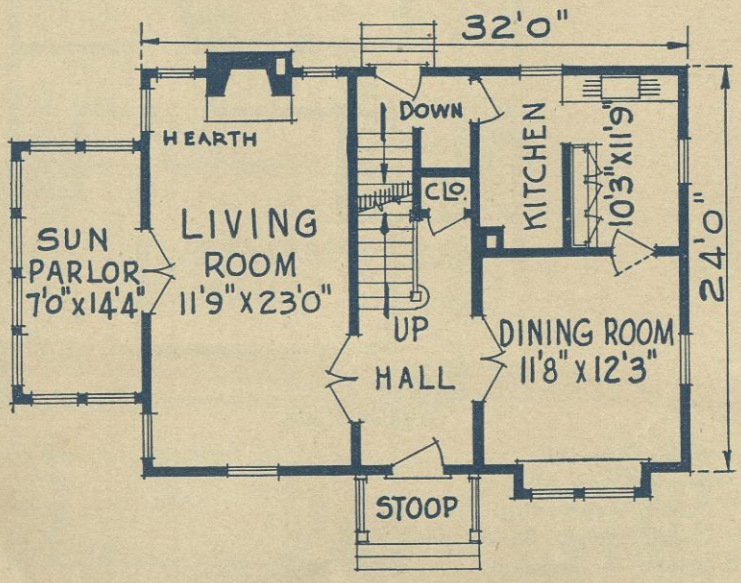


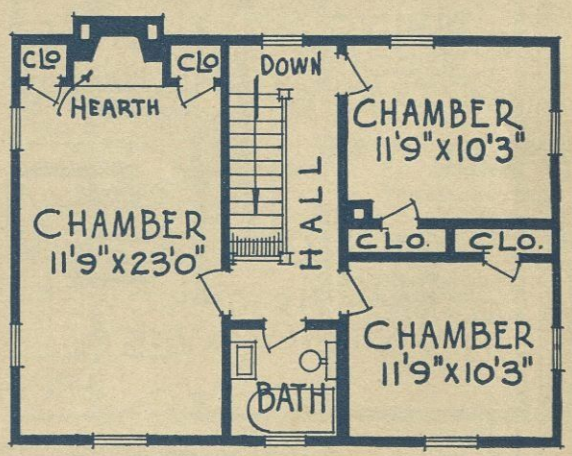
32 Ft. Wide x 24 Ft. Deep

Design 12579-A

6 Rooms, Bath and Sun Parlor

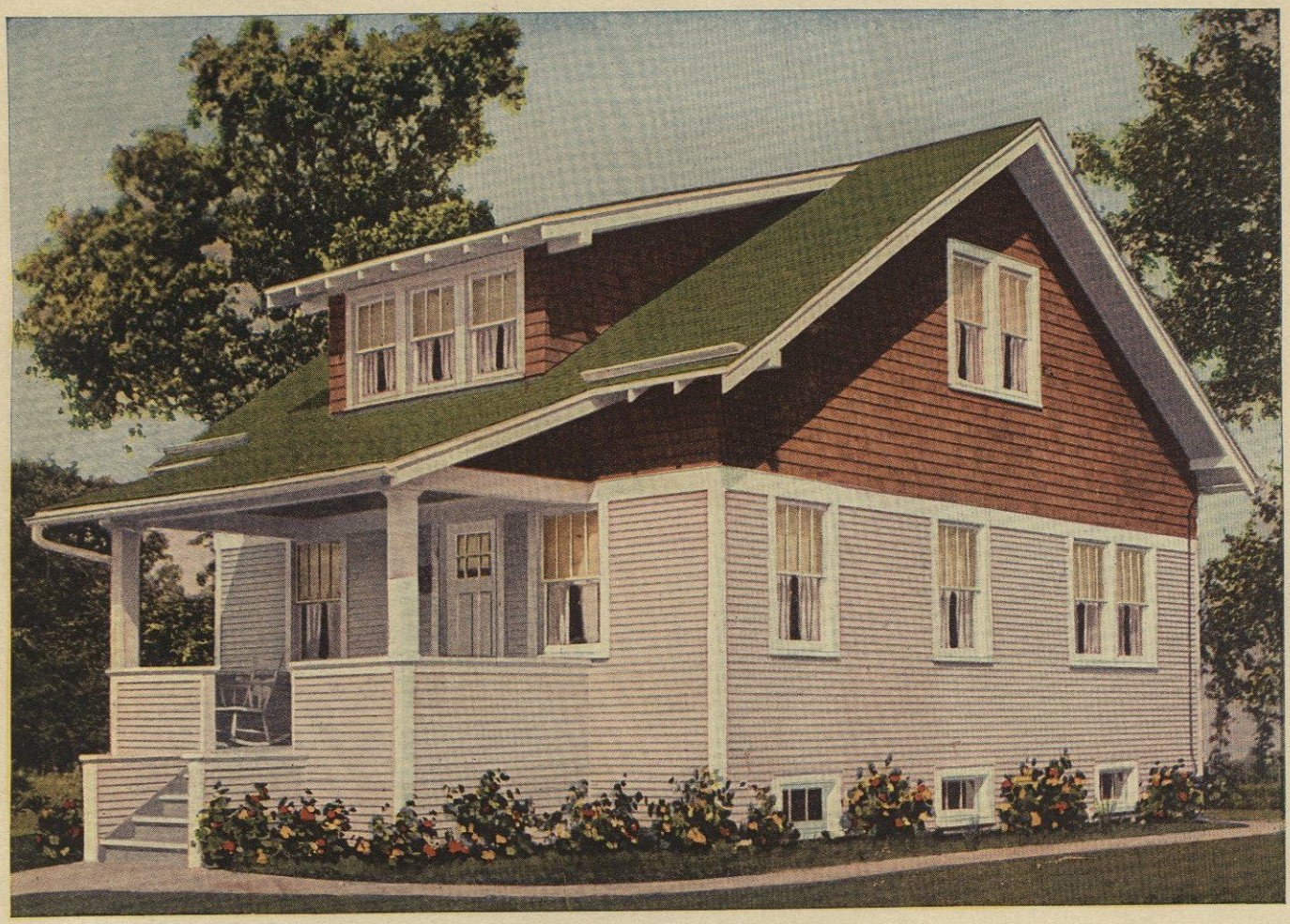
THIS home is a distinctly modern version of the colonial home. The beauty of the old lines has been preserved but the wonderful sun parlor gives away the fact that this design belongs to these later days of faith in sunshine and fresh air. This design is a bright spot for an exclusive residental district.





DIMENSIONS:

Width Over All	44′ 9″
Depth Over All	33′ 9″
Ceiling Height, First Floor	8′ 6″
Ceiling Height, Second Floor	8′ 0″
Height of Basement	7′ 0″

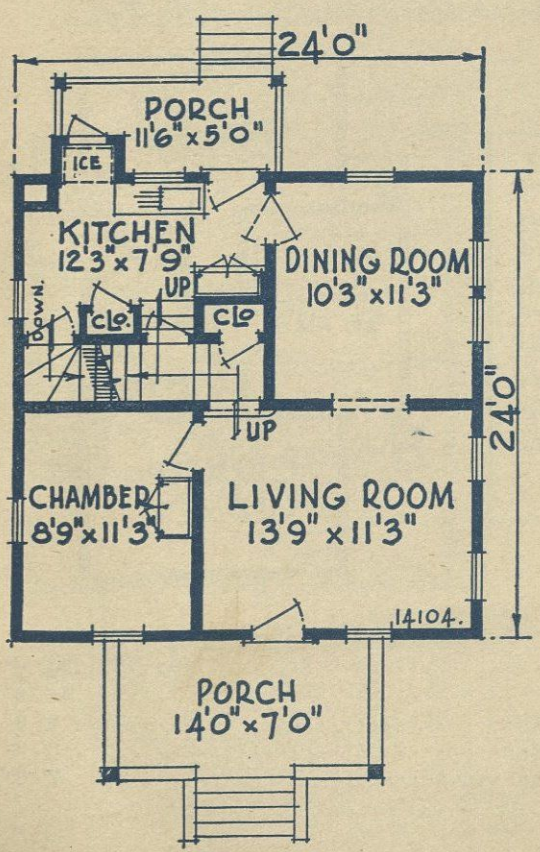


24 Ft. Wide x 24 Ft. Deep

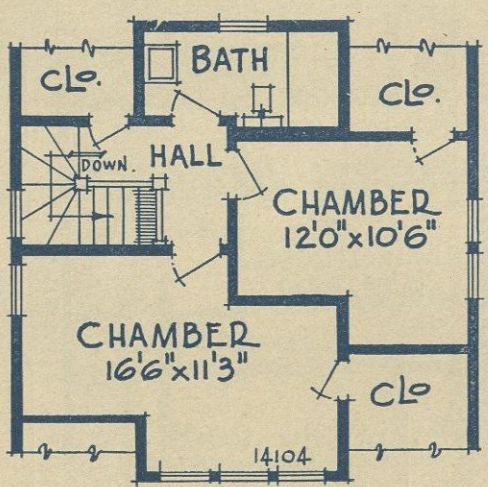
Design 14104-A

6 Rooms and Bath

THE advantages of this type of homes are namely, the roominess of a two-story and the compact and trim appearance of the bungalow. Notice the number of big closets and the size of the chambers, also, don't fail to notice the kitchen, a perfect gem.

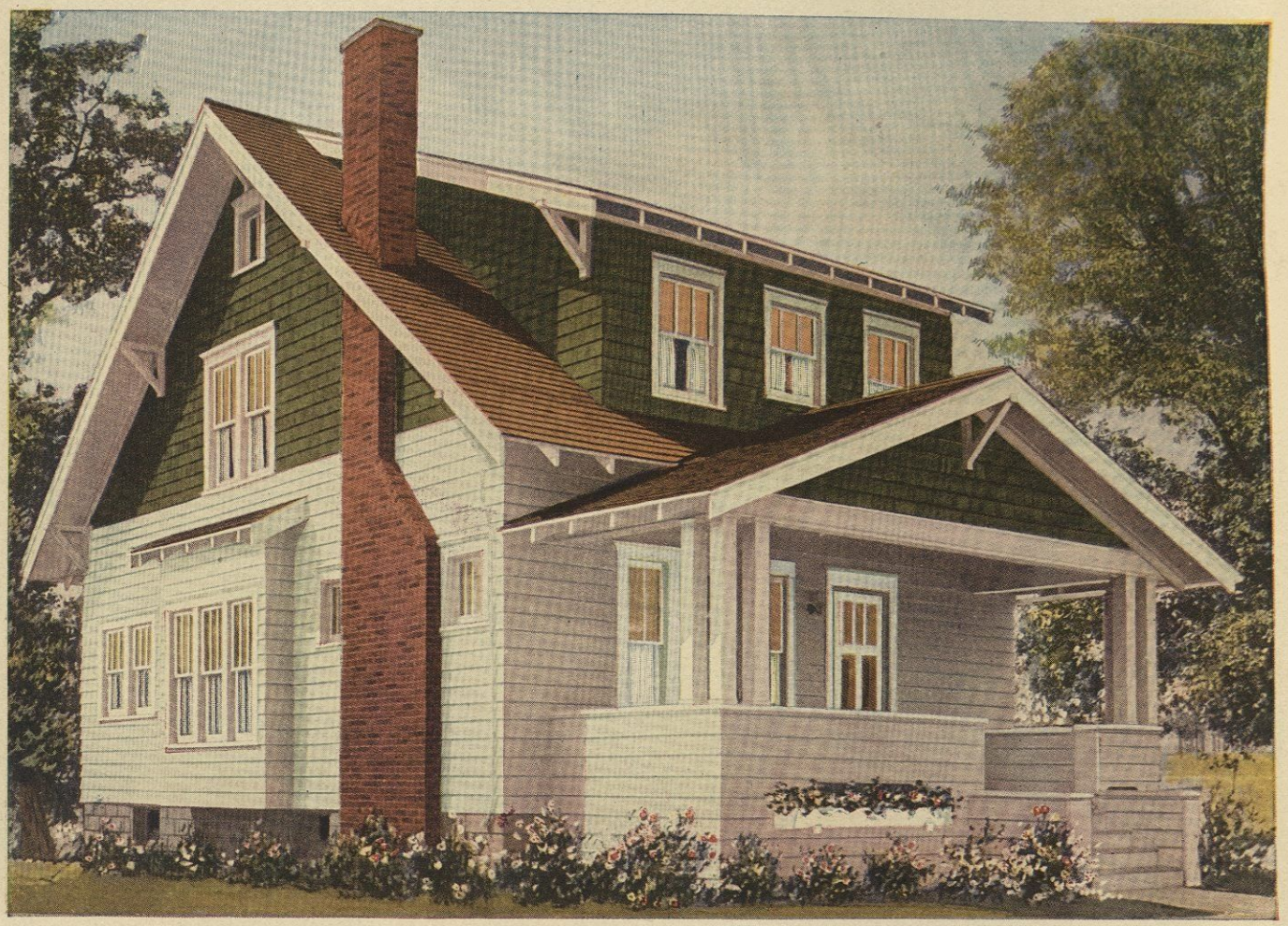


Our whole organization is directed toward making it easy for the builder to get what he wants at the right time.



DIMENSIONS:

Width Over All	28′ 6″
Depth Over All	42′ 6″
Ceiling Height, 1st Floor	8′ 4″
Ceiling Height, 2nd Floor	8′ 0″
Height of Basement	7′ 0″

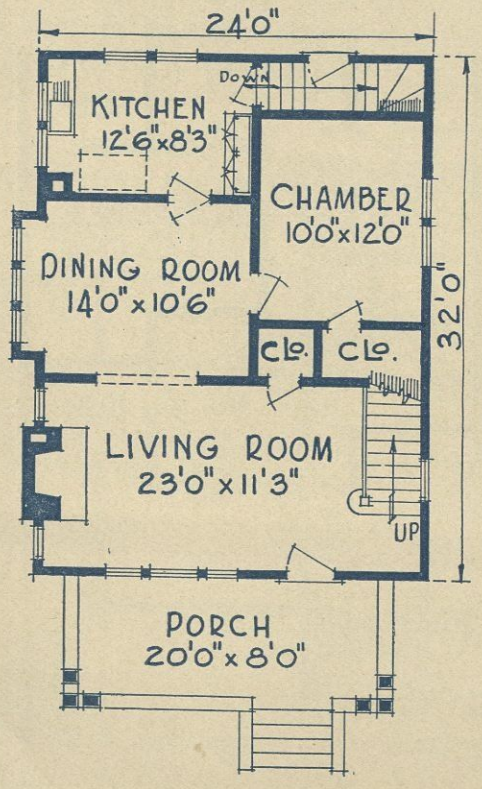


24 Ft. Wide x 32 Ft Deep

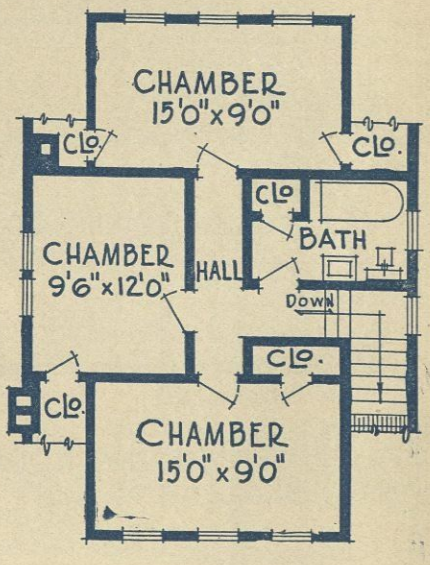
Design 14093-A

7 Rooms and Bath

SUCH an inviting home as this does not fail to win universal admiration. Folks will be more than pleased with this type of American semi-bungalow home. Comfort, convenience, sunshine and above all, happiness to the family are all offered by this masterpiece in design and substantial construction. A home in every sense of the word.

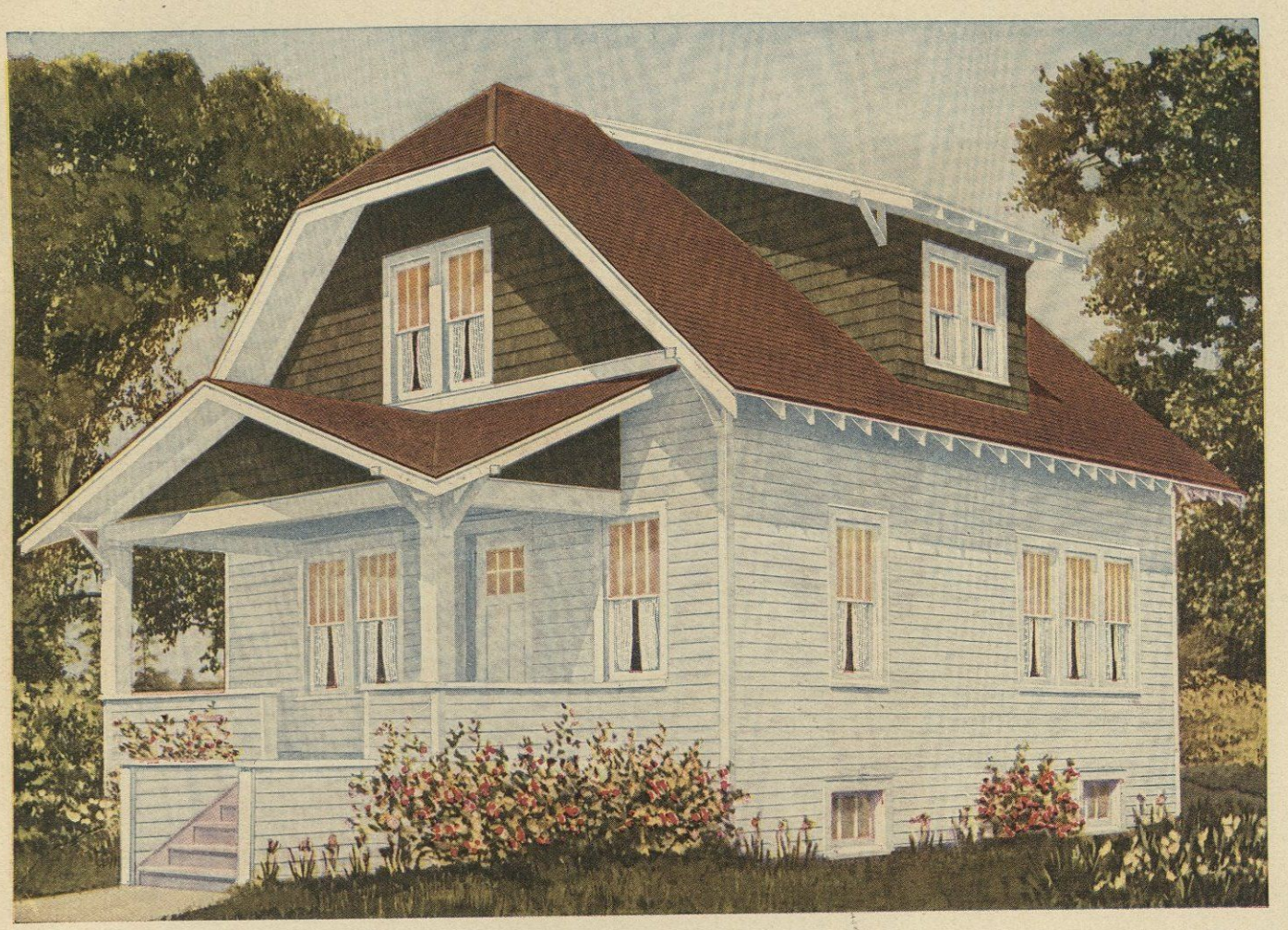


Build a salable home and insure your investment. Avoid freak house designs, or bad arrangements. The splendid plans, shown in this book, will help you in selecting a salable home.



DIMENSIONS:

Width Over All	28′ 6″
Depth Over All	46′ 0″
Ceiling Height, 1st Floor	9′ 0″
Ceiling Height, 2nd Floor	8′ 0″
Height of Basement	7′ 0″

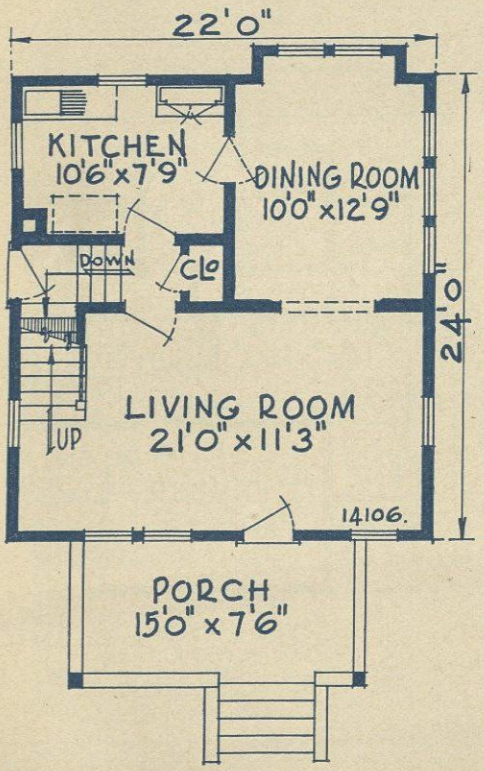


22 Ft. Wide x 24 Ft. Deep

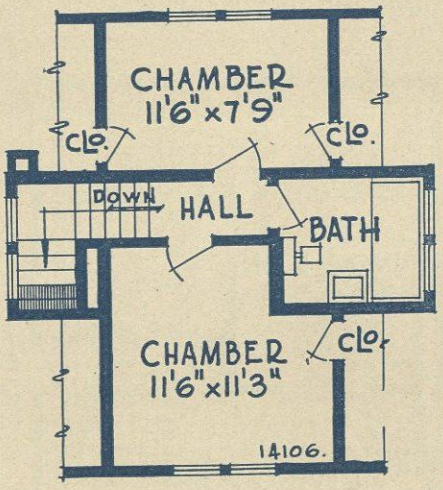
Design 14106-A

5 Rooms and Bath

A THOUGHTFUL blend of siding and shingles in different colors. This home assures comfort and convenience, beauty and family happiness. One has only to look at the size and arrangement of rooms to be convinced of this.

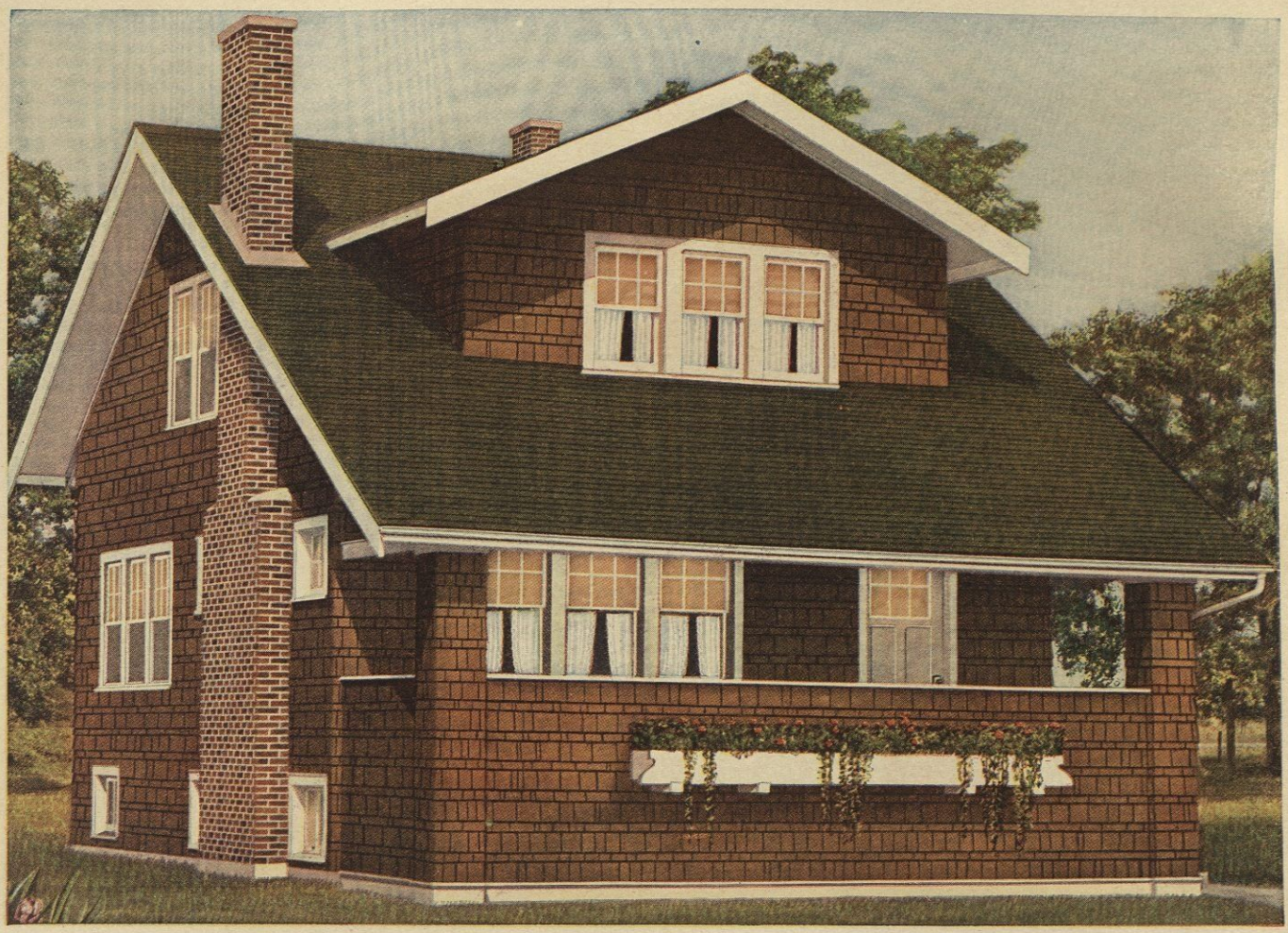


Our service makes it easy to build distinctive homes at economical cost.



DIMENSIONS:

Width Over All	26′ 0″
Depth Over All	37′ 0″
Ceiling Height, 1st Floor	8′ 6″
Ceiling Height, 2nd Floor	8′ 0″
Height of Basement	7′ 0″

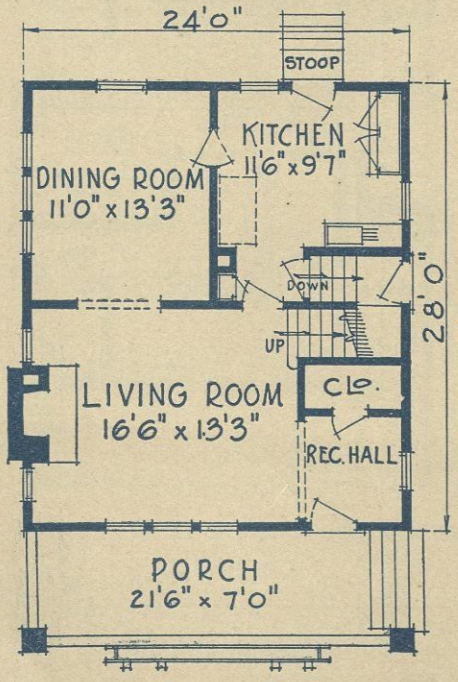


24 Ft. Wide x 28 Ft. Deep

Design 14046-A

6 Rooms and Bath

A DISTINCT unity of impression is obtained by placing the entrance at the side. The porch and long roof stand out in one unbroken whole. The interior is equally pleasing and clear-cut.

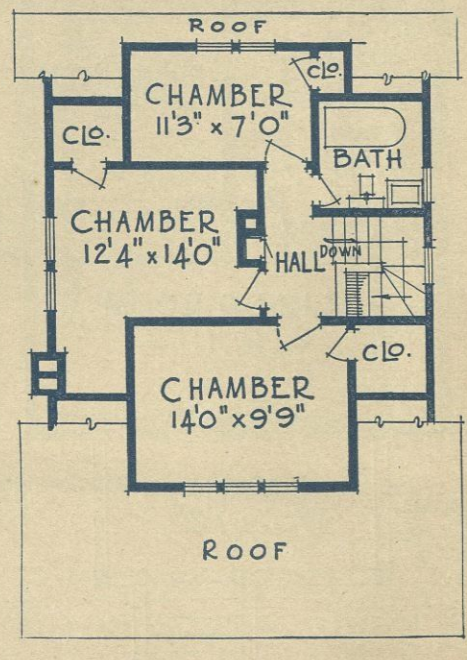


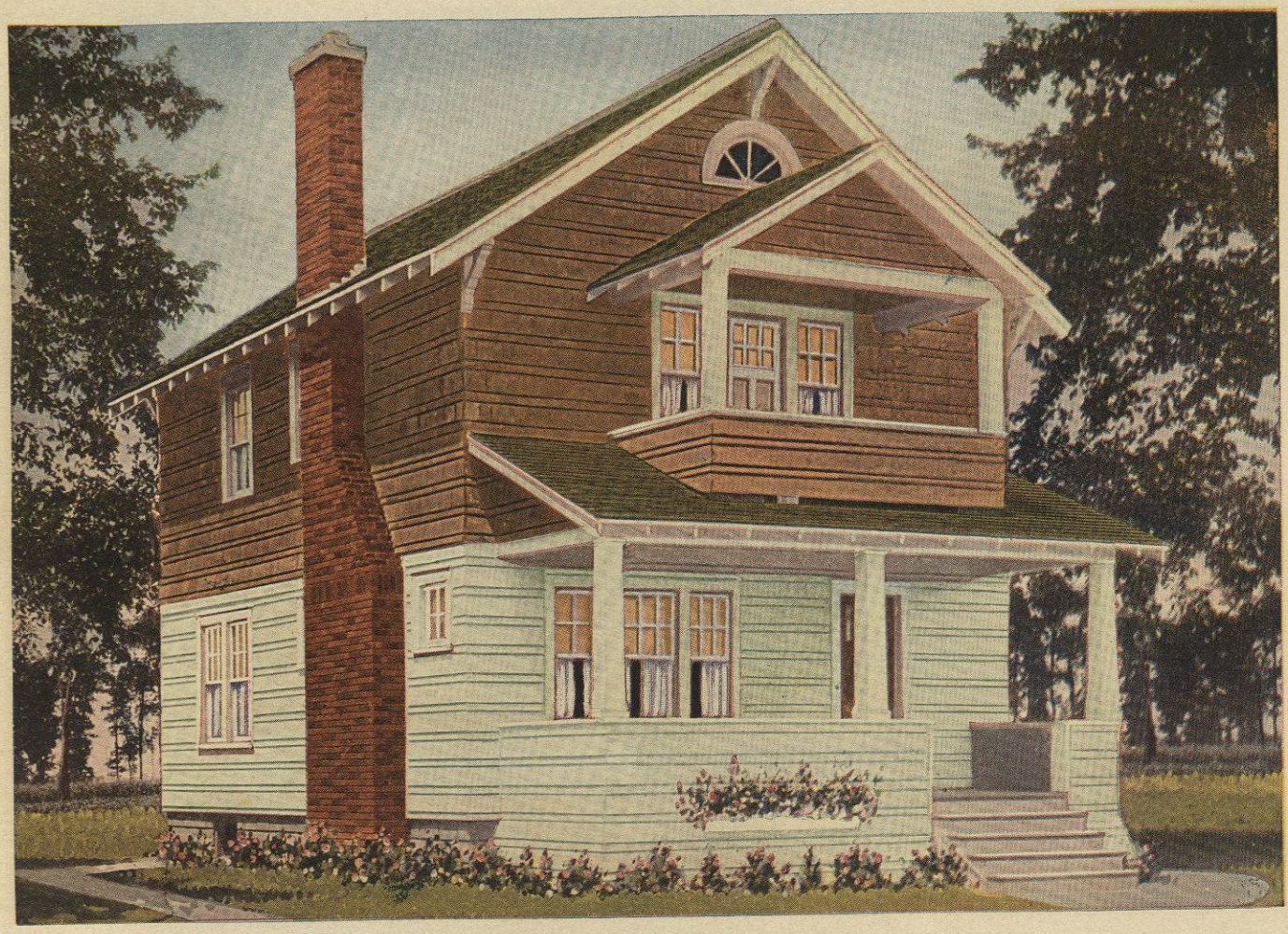
DIMENSIONS:

Width Over All	28' 0"
Depth Over All	41' 9"
Ceiling Height, 1st Floor	8' 6"
Ceiling Height, 2nd Floor	8' 0"
Height of Basement	7' 0"

AT A NOMINAL COST

Plans from your own rough sketch can be worked out by us so as to make the home exactly to suit your requirements. Bring your ideas to us so we can develop them.



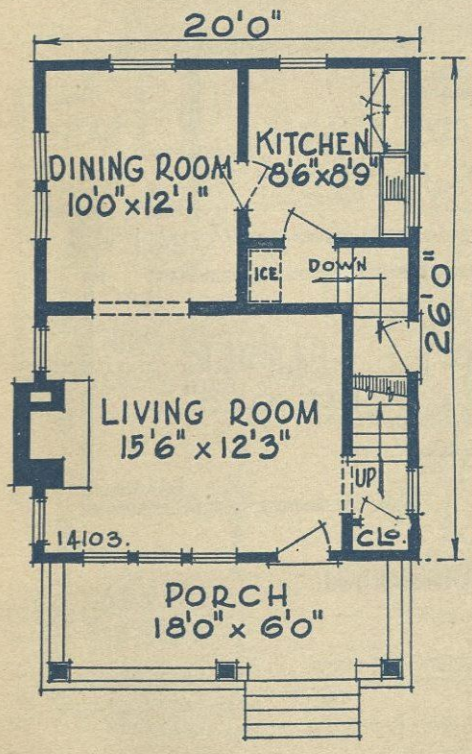


20 Ft. Wide x 26 Ft. Deep

Design 14103-A

6 Rooms and Bath

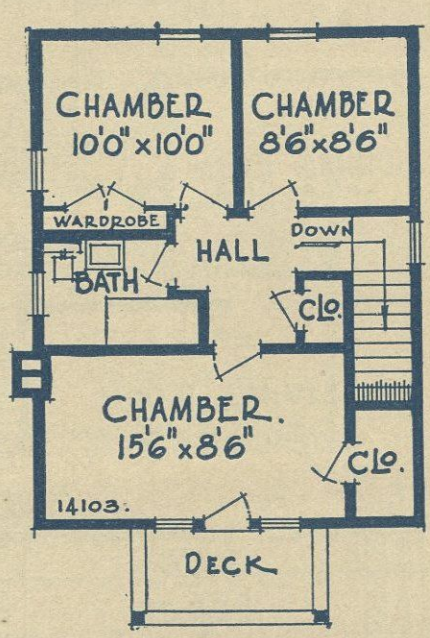
THE above home while it is unusual is particularly free from the freakish. The columns and balanced roof lines of the front achieve a decided monumentality. The color scheme is particularly good.



It is a pleasure to us to give you any information, also the price, on any of the homes illustrated in this book of homes.

DIMENSIONS:

Width Over All	24' 0"
Depth Over All	36' 6"
Ceiling Height, 1st Floor	8' 6"
Ceiling Height, 2nd Floor	8' 0"
Height of Basement	7' 0"

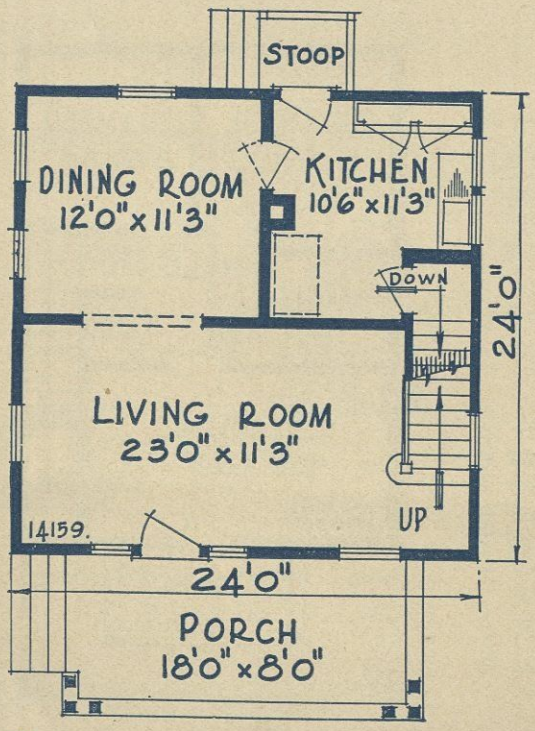


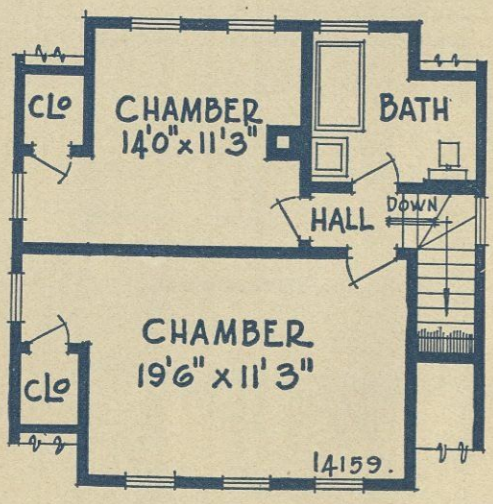
24 Ft. Wide x 24 Ft. Deep

Design 14159-A

5 Rooms and Bath

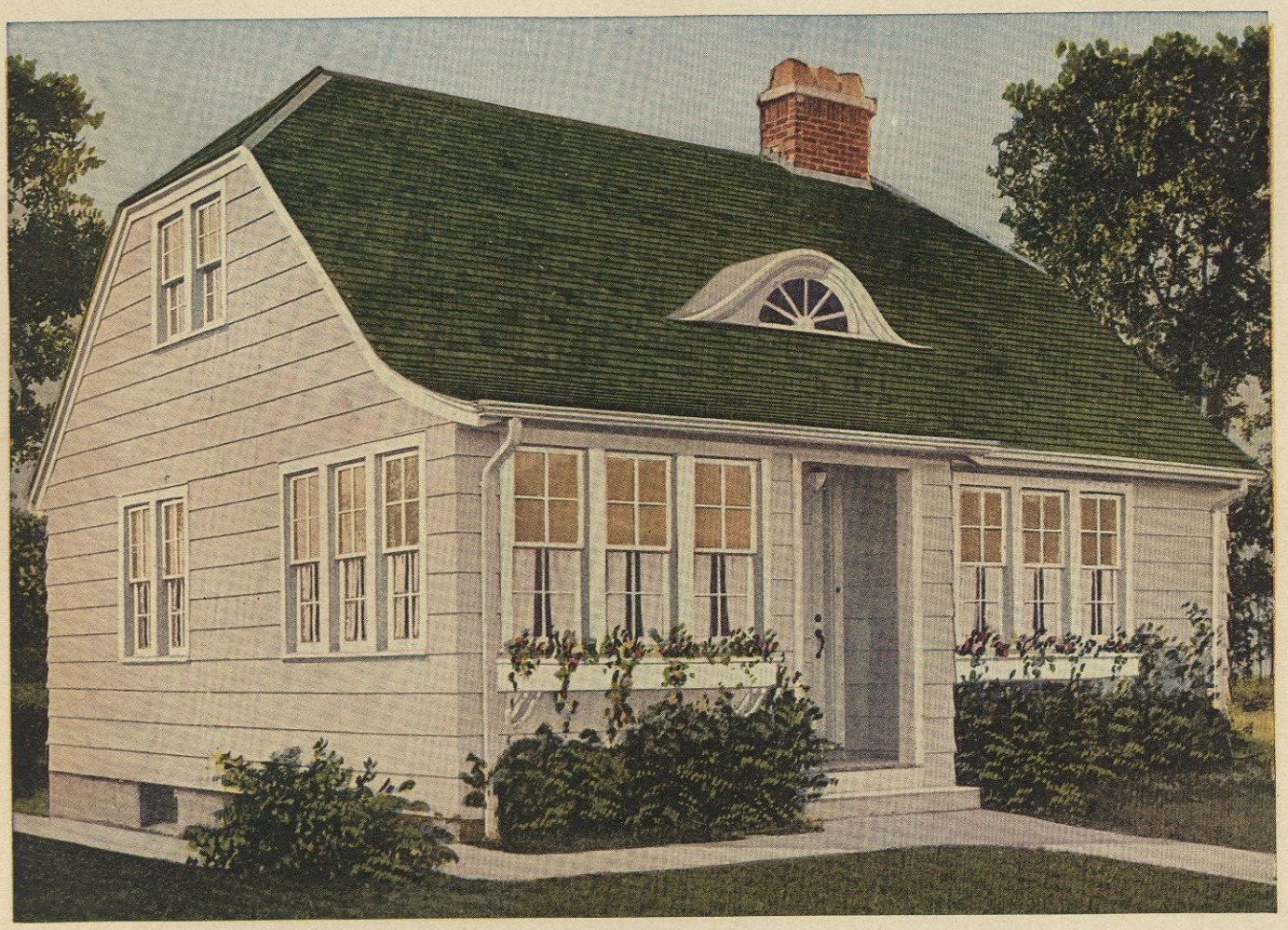
THE discriminating builders so often prefer this type of American home. The symmetrical proportions, the massive construction and the wide roof projections, furnish an air of substantial dignity so much admired. Do not overlook the large cheerful living room, the well-appointed kitchen, and the large well-lighted chambers. A home complete with all essentials to please the happy family.





DIMENSIONS:

Width Over All	39' 0"
Depth Over All	37' 6"
Ceiling Height, First Floor	9' 0"
Ceiling Height, Second Floor	8' 6"
Height of Basement	7' 0"

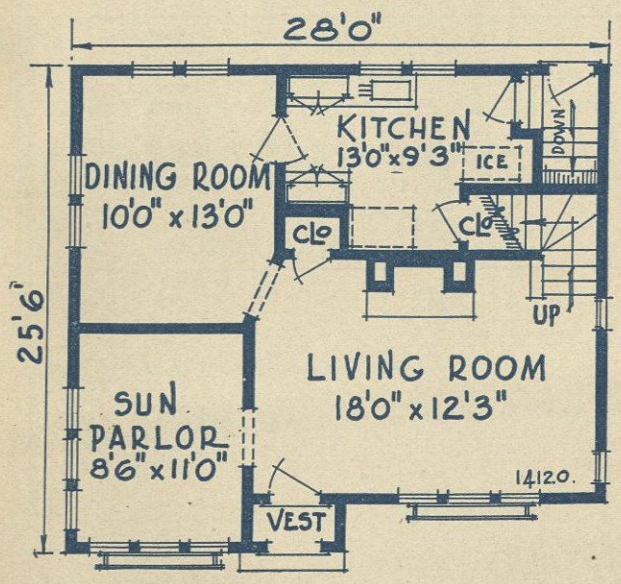


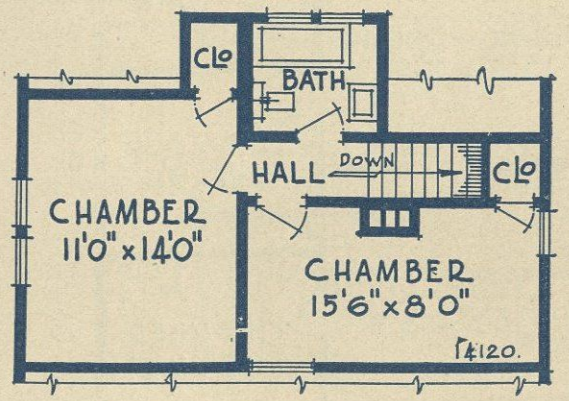
28 Ft. Wide x 25 Ft. 6 In. Deep

Design 14120-A

5 Rooms, Bath and Sun Parlor

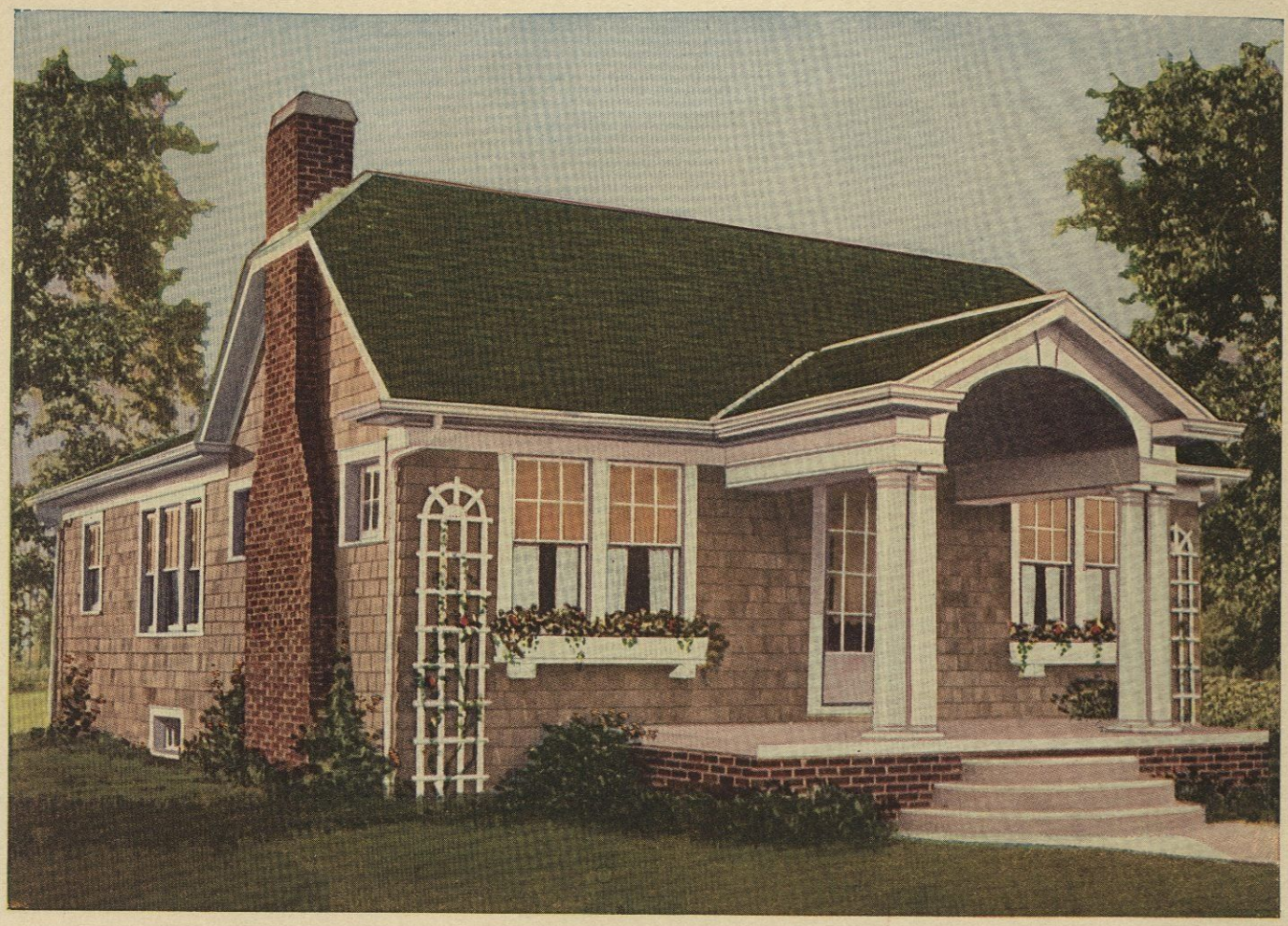
IT is perfectly apparent that this attractive structure was designed as a complete home—one which gives comfort, joy and happiness to the proud possessor. This type of home offers a most efficient arrangement for interior rooms, as will be seen by referring to the floor plans. Plenty of windows to insure plenty of air and sunlight are provided.





DIMENSIONS:

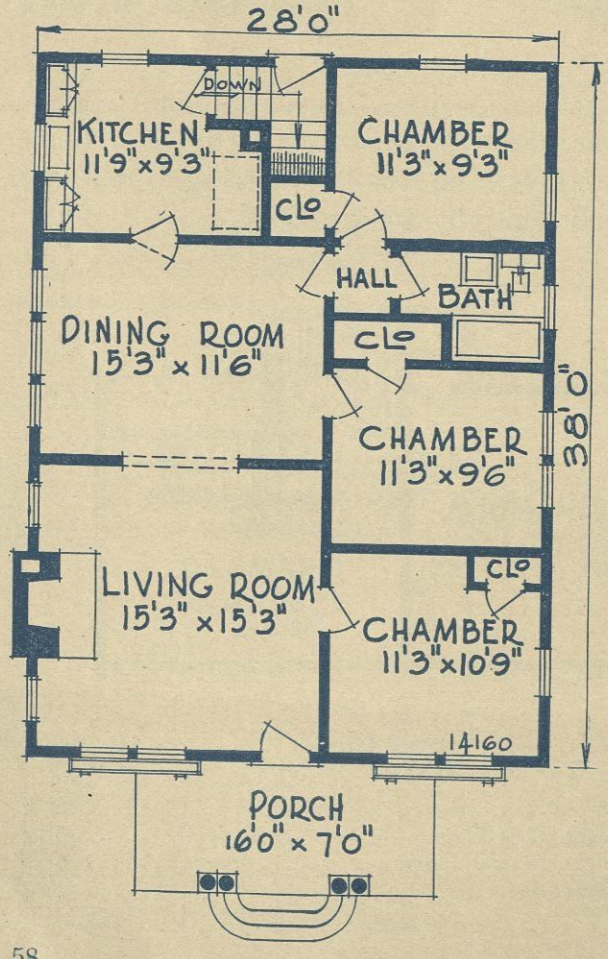
Width Over All	29' 0"
Depth Over All	28' 6"
Ceiling Height, First Floor	8' 4"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"



28 Ft. Wide x 38 Ft. Deep

Design 14160-A

6 Rooms and Bath

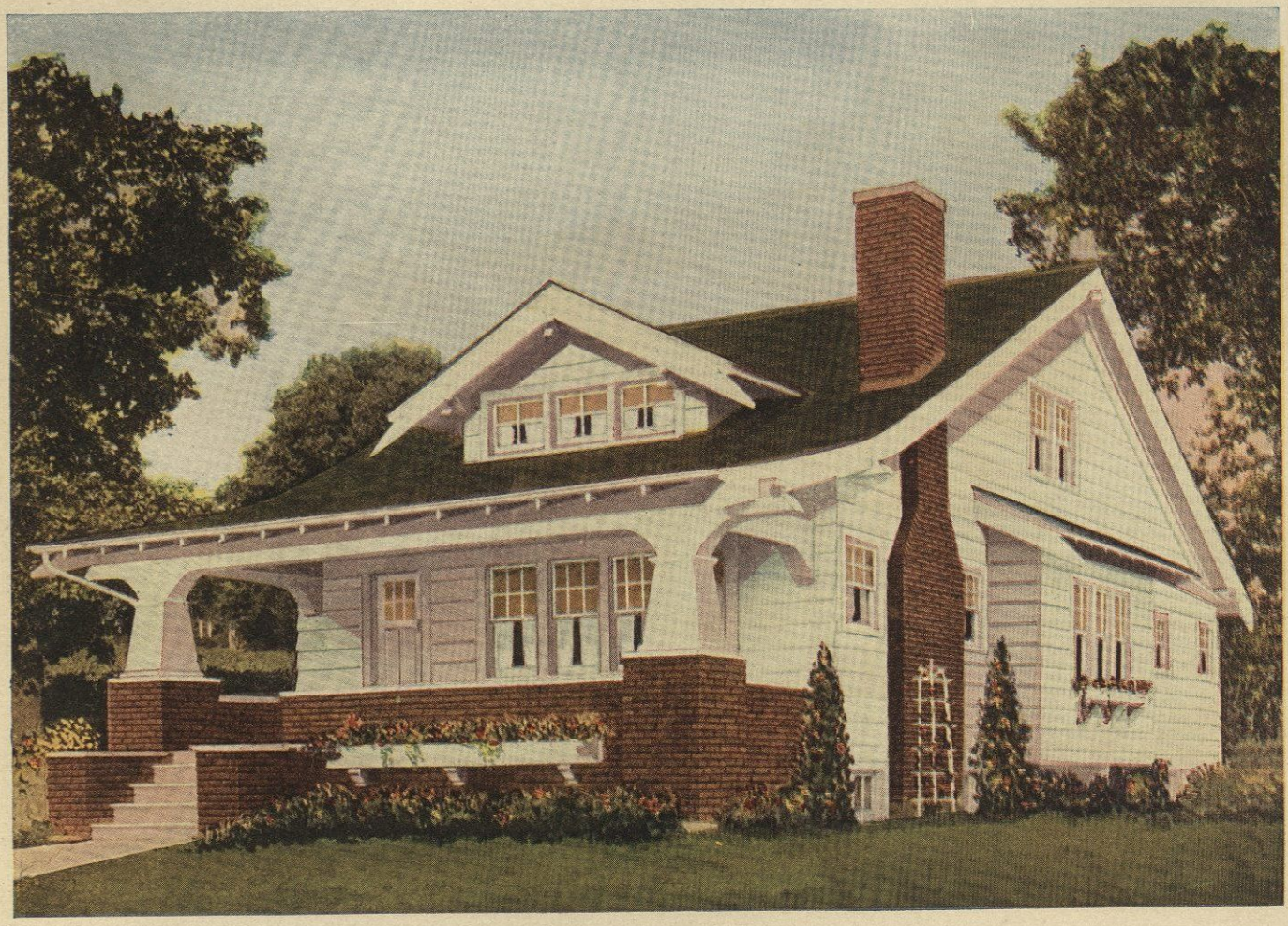


IN THIS day and age when the inventive faculty is taxed to the utmost and the past has been tapped thoroughly, things distinctive are hard to find. The above home is unique, distinctive and pleasing, and what is more important, a very definite dignity has been preserved.

Consult us about the home you need or its arrangement, as our experience and trade knowledge will probably save you many dollars, besides assure you of a satisfactory home.

DIMENSIONS:

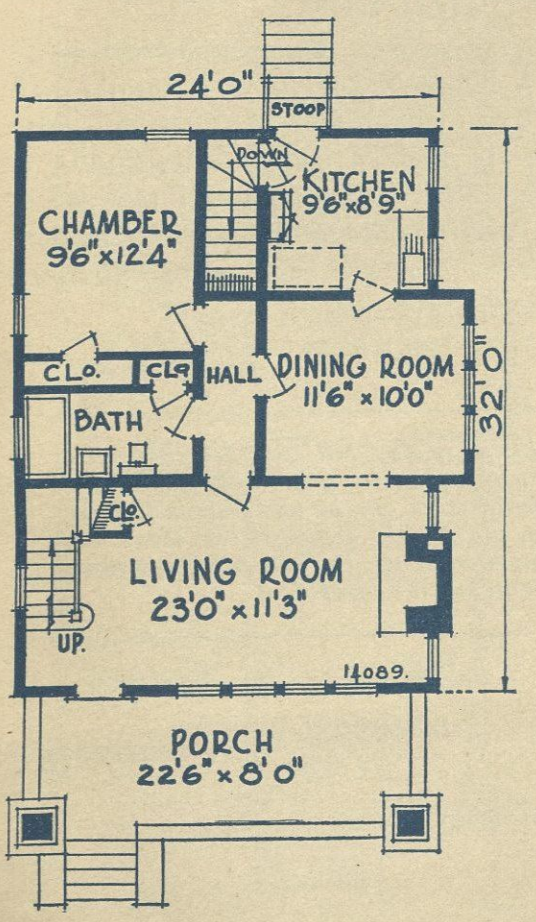
Width Over All	30′ 6″
Depth Over All	49′ 0″
Ceiling Height	8′ 6″
Height of Basement	7′ 0″



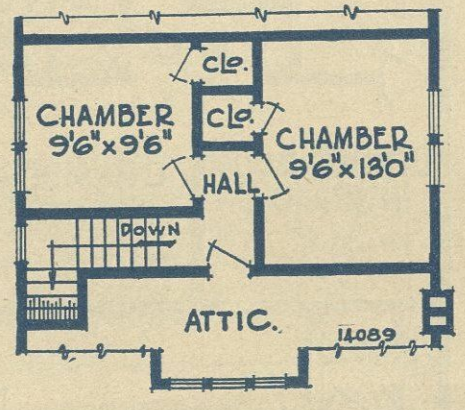
24 Ft. Wide x 32 Ft. Deep

Design 14089-A

6 Rooms and Bath

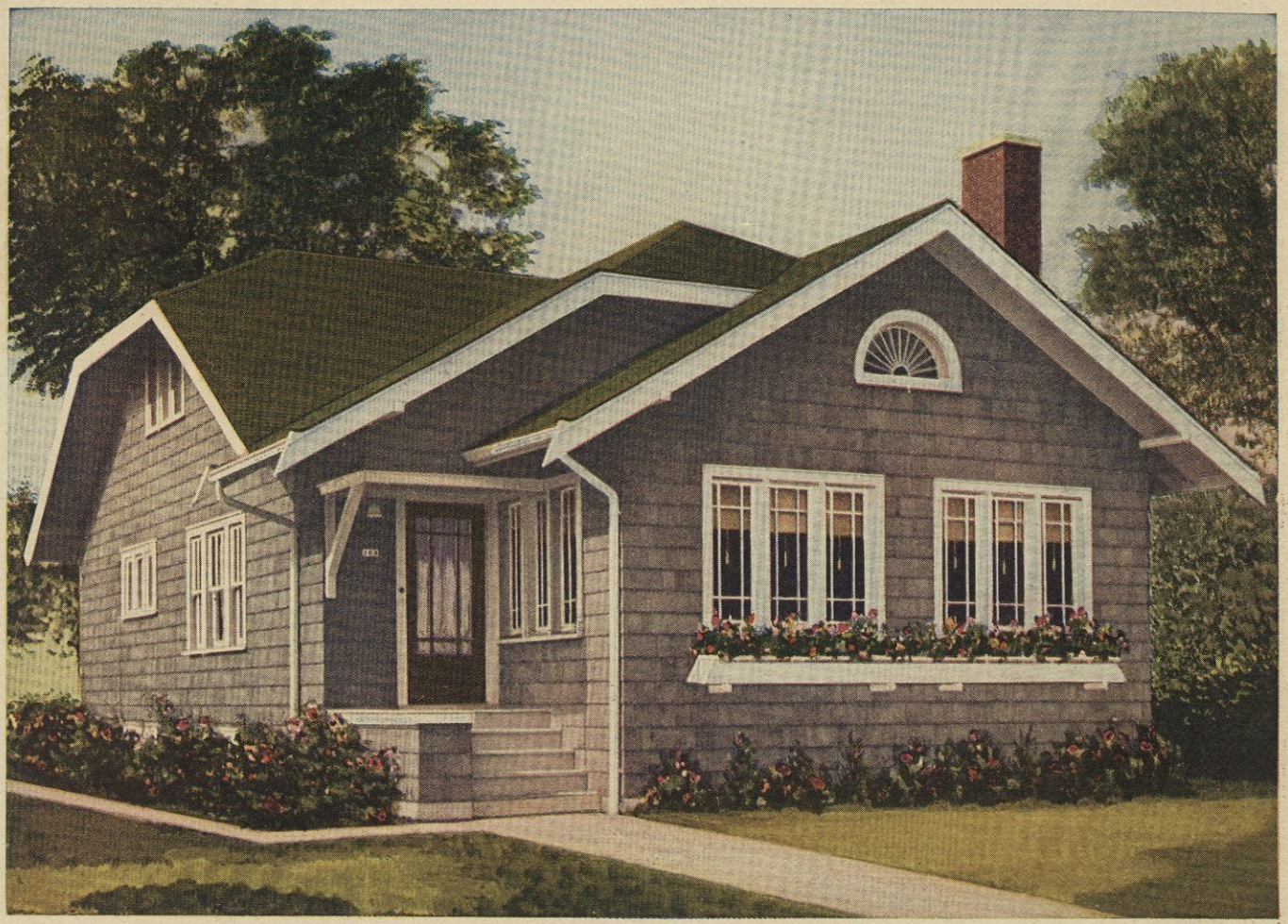


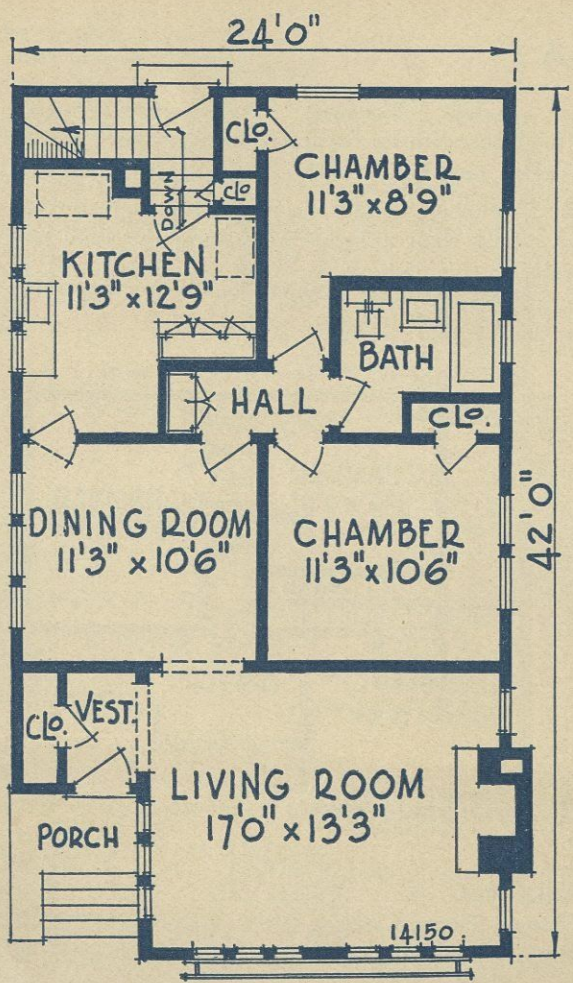
THE broad low roof with its heavy overhang, exposed rafters and broad verge boards are very effective features of this modern dwelling. Can you imagine a more appropriate present for the wife and family than a home built along the lines and arrangements similar to this design?



DIMENSIONS:

Width Over All	30' 0"
Depth Over All	51' 0"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"





Design 14150-A

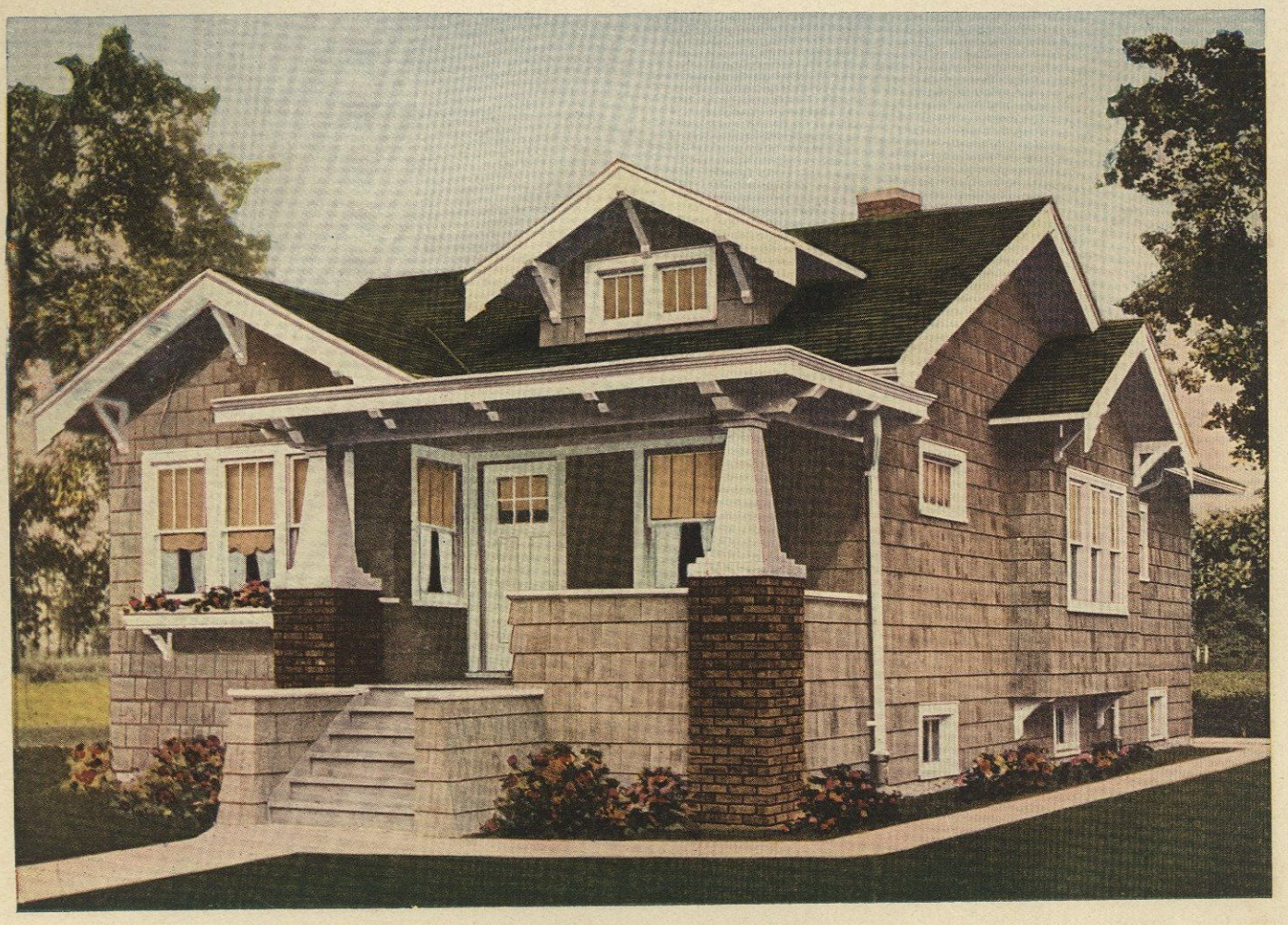
24 Ft. Wide x 42 Ft. Deep **5 Rooms and Bath**

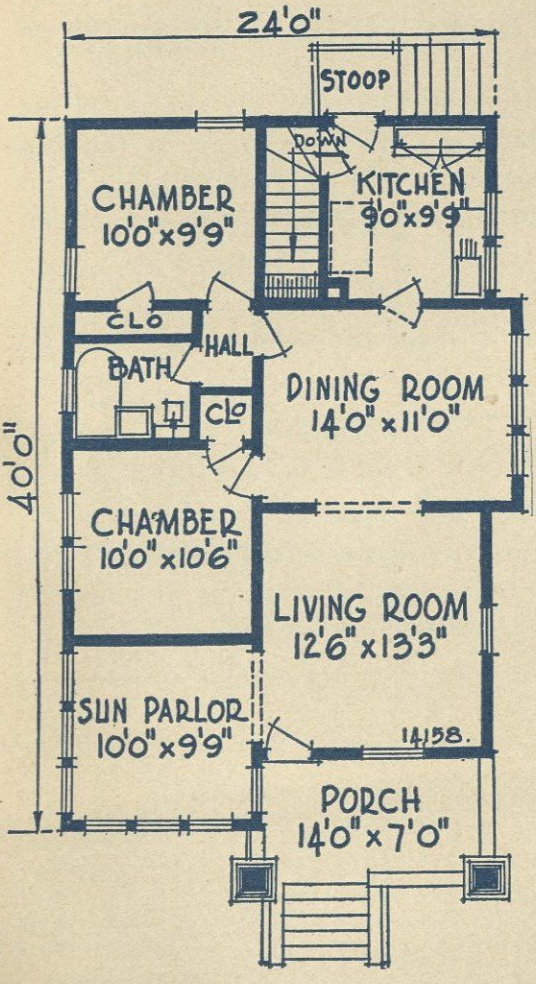
YOU build a home to enable your family and yourself to live in happiness, comfort and independence. You are enabled incidentally, to add to your own savings—this being no small amount at the close of the year. No doubt the above bungalow designed in modern lines will enable more than one family to realize their desires.

Think not only of to-day, but consider the future when selecting the plan for your new home. Not many of us build over one or two homes for ourselves; hence, we should acquaint ourselves with the latest improvements in home building and house arrangement and equipment.

DIMENSIONS:

Width Over All	29′ 0″
Depth Over All	45′ 6″
Ceiling Height	9′ 0″
Height of Basement	7′ 0″





Design 14158-A

24 Ft. Wide x 40 Ft. Deep **5 Rooms, Bath and Sun Parlor**

YOU can build this beautiful home with absolute economy by the proper selection of materials.

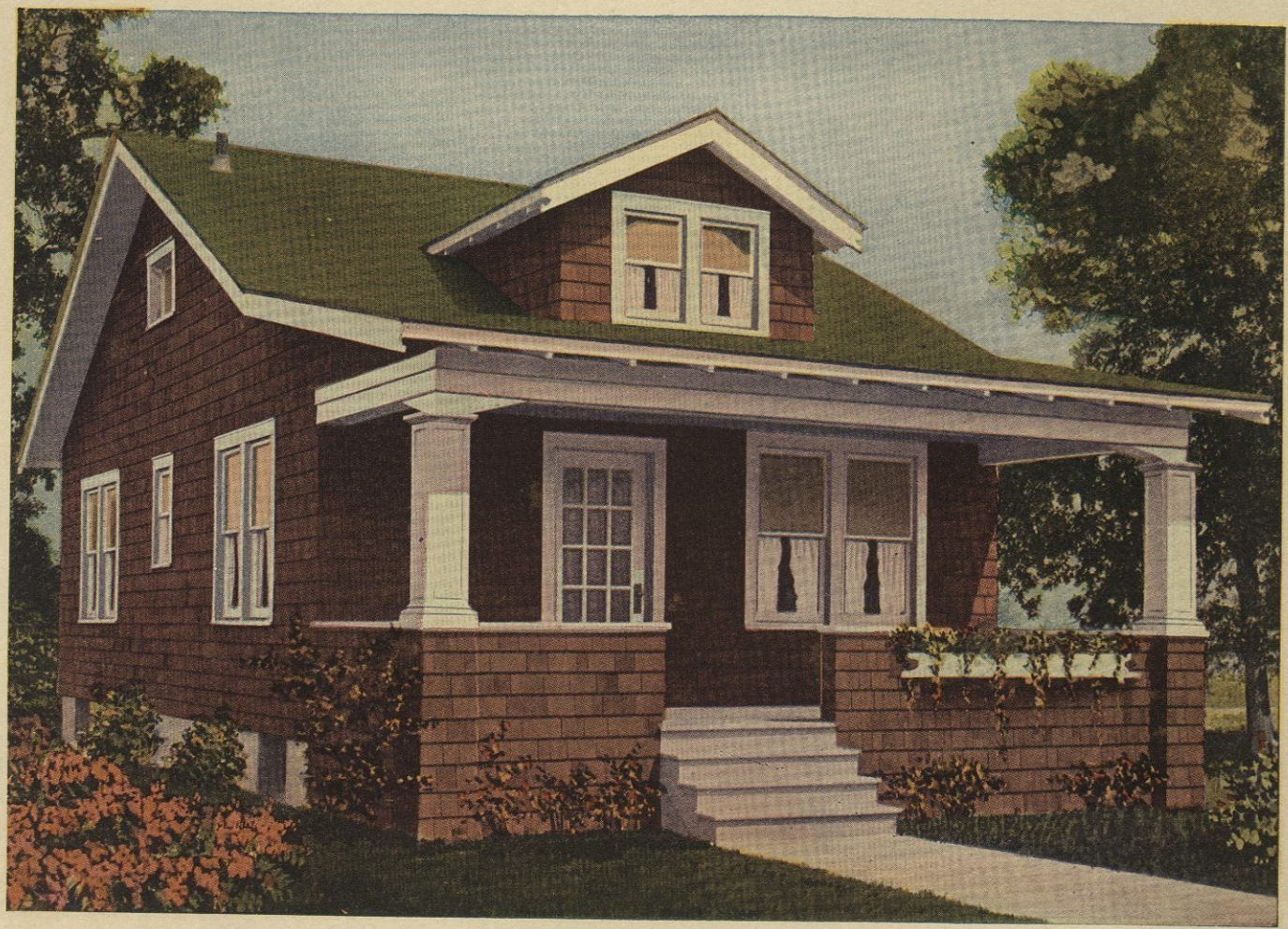
Let's talk over and decide them. Then, we'll be glad to see you about the cost of this wonderful little home—or any others in our plan department.

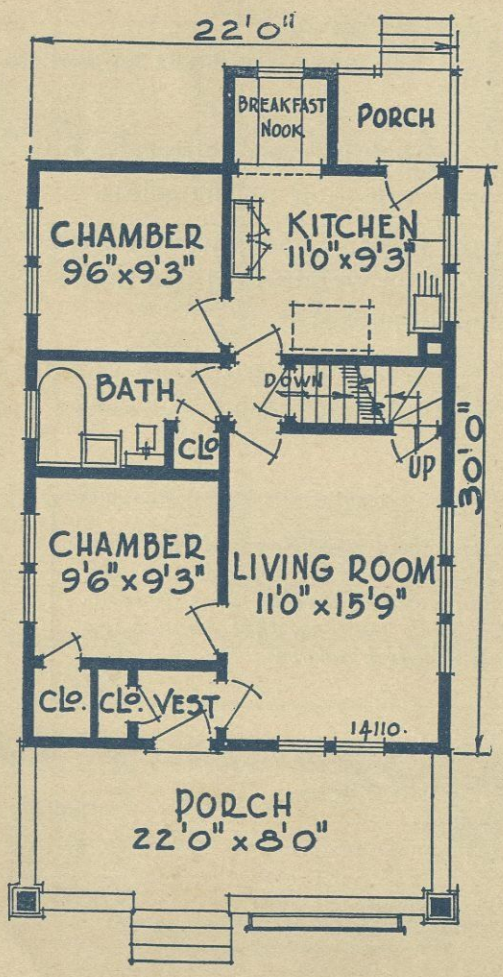
It has five rooms—bath—sun parlor—two large closets, all conveniences—and within your reach.

Houses that excel in practical qualities and that can be built most economically, made possible by the elimination of special millwork, special sizes of lumber, sash, doors, glass and fixtures, that have been built many times are included herein.

DIMENSIONS:

Width Over All	30' 0"
Depth Over All	51' 0"
Ceiling Height	9' 0"
Height of Basement	7' 0"





22 Ft. Wide x 30 Ft. Deep

Design 14110-A

4 Rooms, Bath and Breakfast Nook

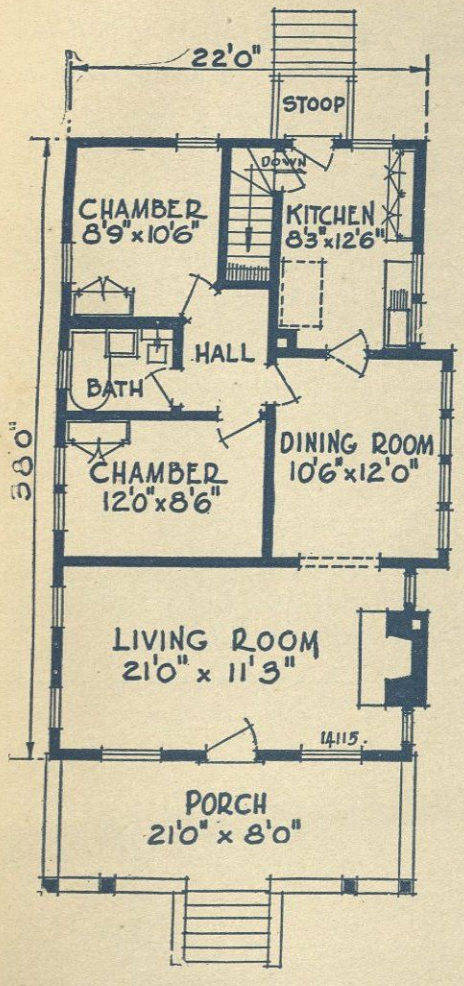
IT is hard to analyze just wherein the charm of the above bungalow lies. Perhaps it is in the big open porch, perhaps in the rich colored shingles. And again the long sloping roof catches the eye. But decide for yourself.

FOR A NOMINAL CHARGE

We will change any plan in this book to suit our customers' needs, or we will make special plans to order. Ask about our individual plan service.

DIMENSIONS:

Width Over All	25' 6"
Depth Over All	48' 6"
Ceiling Height	9' 0"
Height of Basement	7' 0"



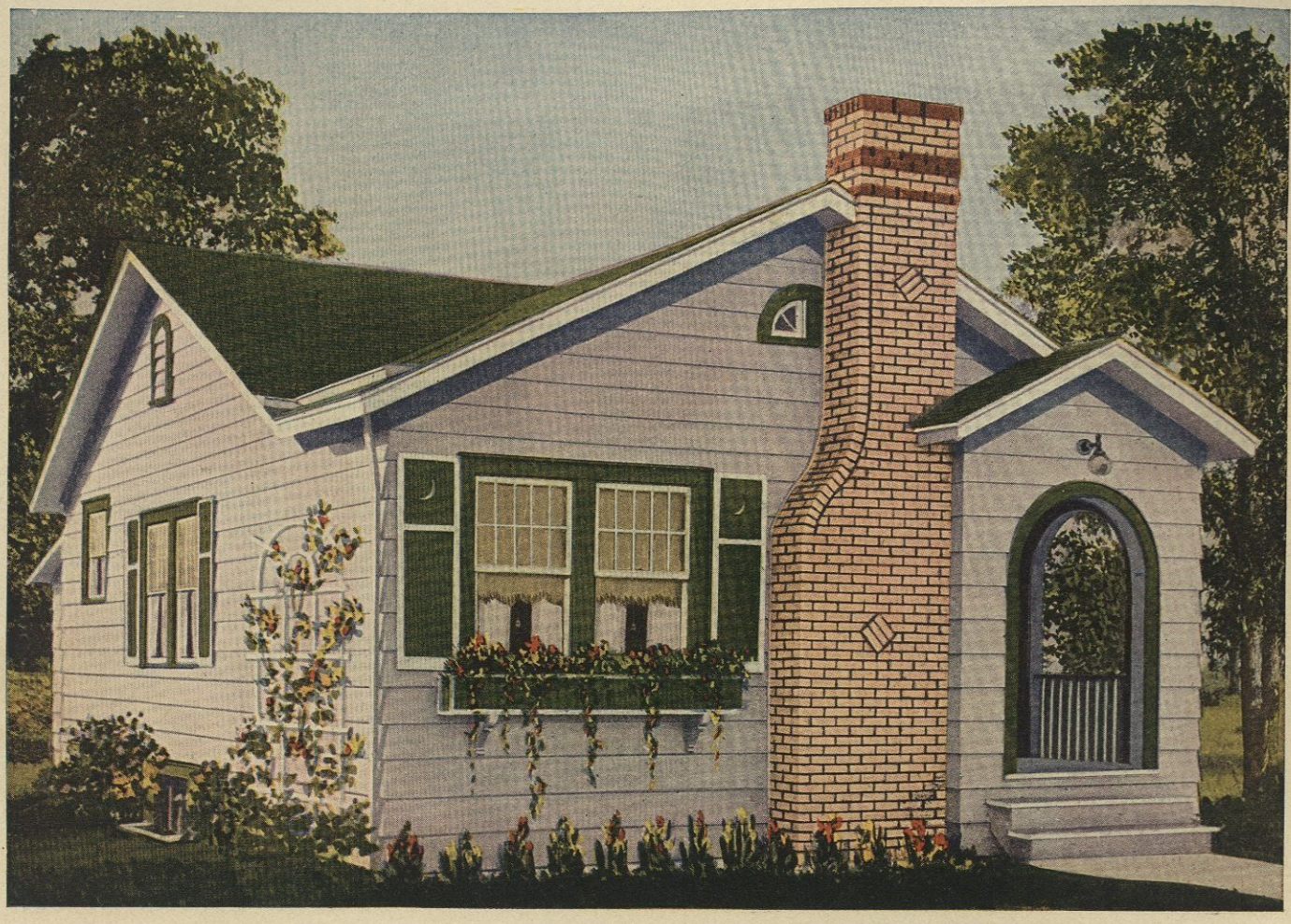
22 Ft. Wide x 38 Ft. Deep **Design 14115-A** 5 Rooms and Bath

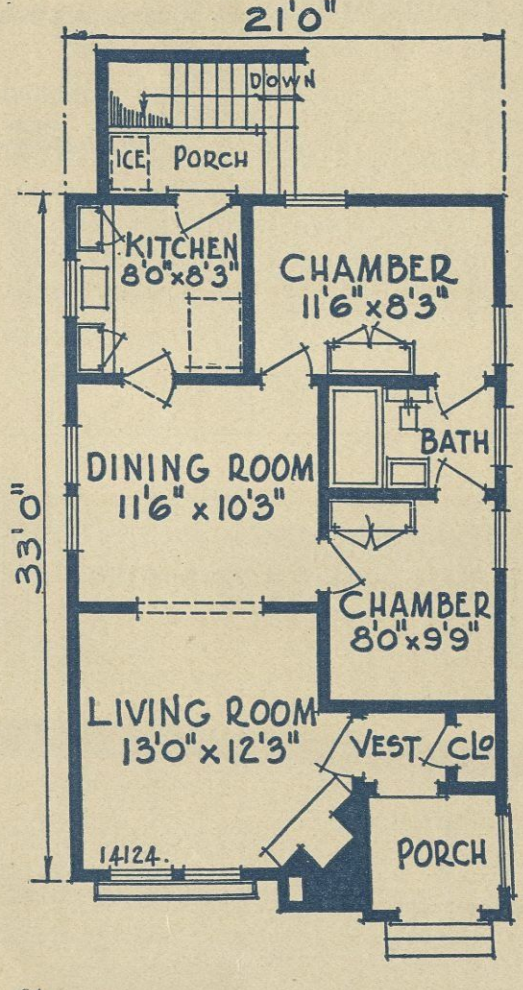
MODEL Bungalow, neat, attractive and planned with five rooms and bath. Suitable to any location. All rooms are large and well. lighted. Large closets are conveniently arranged. The broad front porch, that spacious living room with its cheerful mantel and the convenience offered by the general arrangement of rooms places this home in a class by itself. This type of design is a mark of progress in home building.

Ask us for estimate of costs for materials to complete any home shown in this book. We are glad to serve you.

DIMENSIONS:

Width Over All	27′ 6″
Depth Over All	58′ 6″
Ceiling Height	9′ 0″
Height of Basement	7′ 0″





Design 14124-A

21 Ft. Wide x 33 Ft. Deep **5 Rooms and Bath**

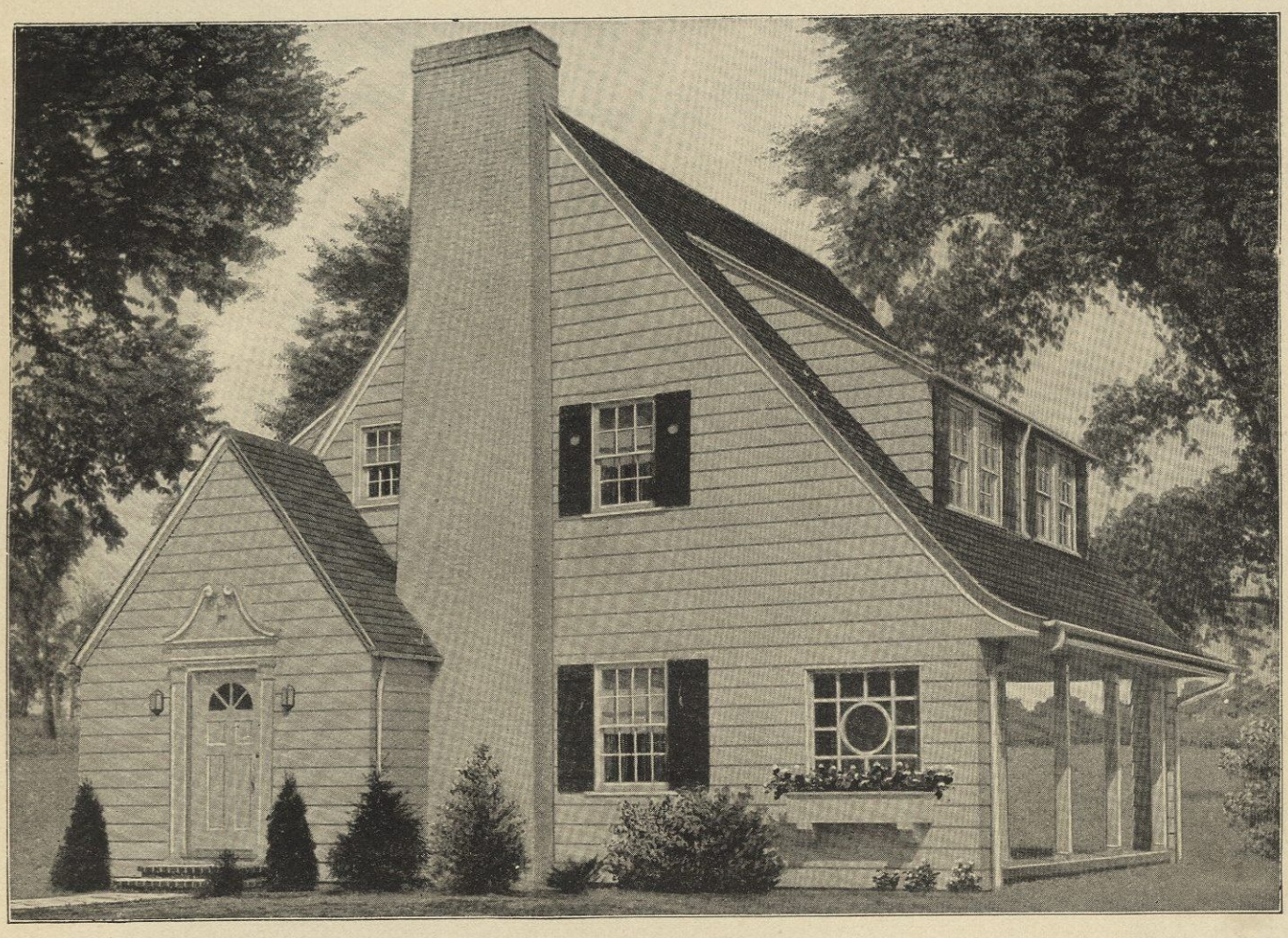
A LOW cost home, compactly designed with the necessary number of rooms required by the family, is more desirable than one of high cost where there is space wasted. The material and construction of this dwelling is the same as that furnished for the most expensive designs.

The rooms are large, well placed, and have the maximum amount of windows. Economy of space and material was used in planning this home, to enable us to offer it at an attractively low price.

The use of our correctly drawn plans save you time, money and worry. Let us serve you—be sure of a satisfactory home.

DIMENSIONS:

Width Over All	23′ 6″
Depth Over All	44′ 6″
Ceiling Height	9′ 0″
Height of Basement	7′ 0″

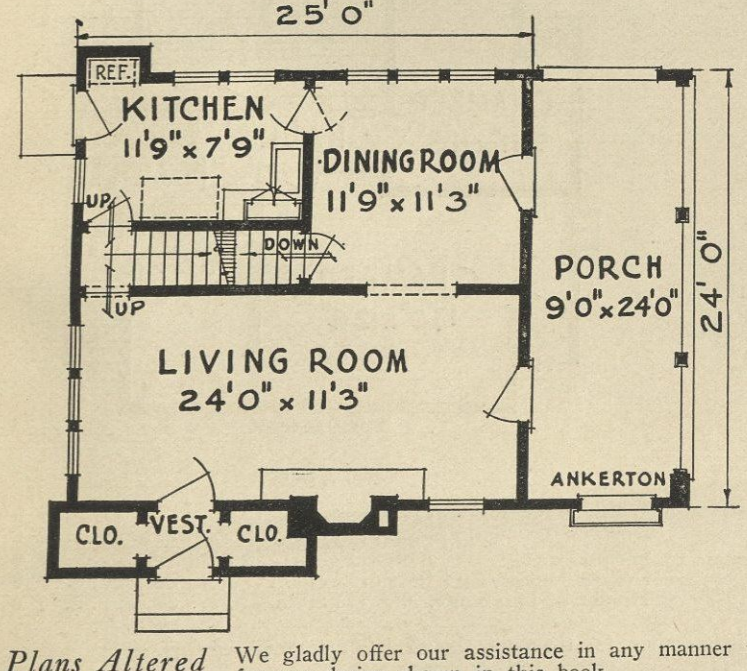


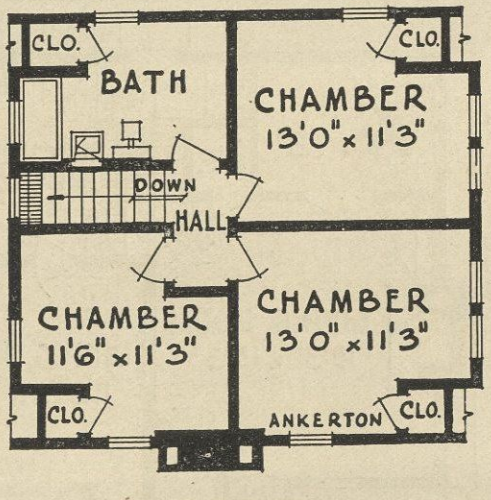
Size 23'0" x 24'0"

"The ANKERTON"

6 Rooms and Bath

FULFILLING all the wonderful possibilities of modernized colonial architecture. Entrance, chimney, shutters, siding and long sloping roof are all colonial in design and tradition. The result is a home of outward beauty, and inward comfort.





DIMENSIONS

Width over all	39' 6"
Depth over all	31' 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

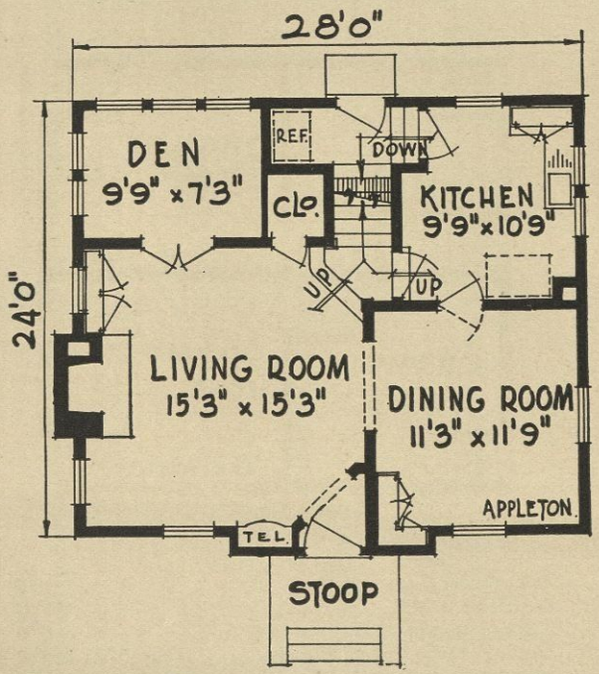
Plans Altered We gladly offer our assistance in any manner that will aid you in securing the exact revisions wanted for any design shown in this book.

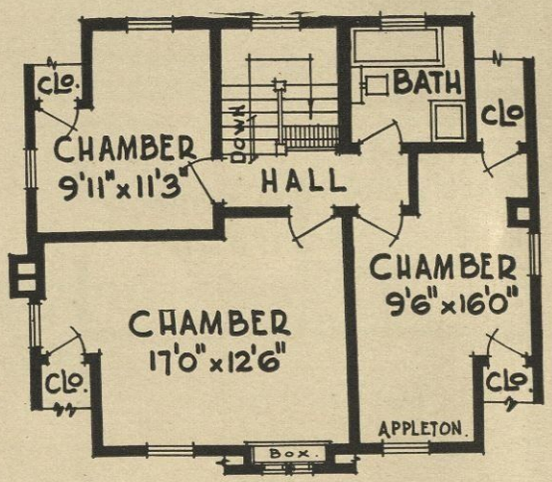
Size 28'0" x 24'0"

"The APPLETON"

6 Rooms, Bath and Den

IN the Modern Colonial Style. The front gable breaking the roof projection gives the "Appleton" an individual touch. The built-in telephone cabinets and dining cabinets are convenient, and attractive. The simplified stairway provides access from both living room and kitchen.





DIMENSIONS

Width over all	29' 0"
Depth over all	33' 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

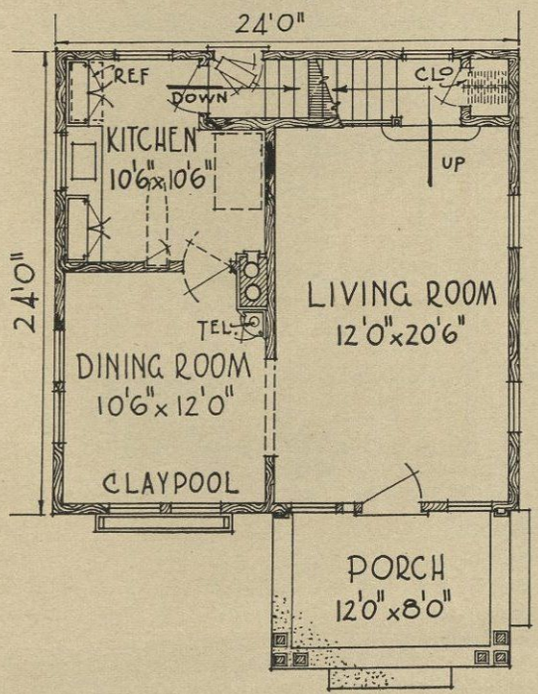
Reversed Plans We furnish extra blueprints and information for reversing the plans to meet requirements.

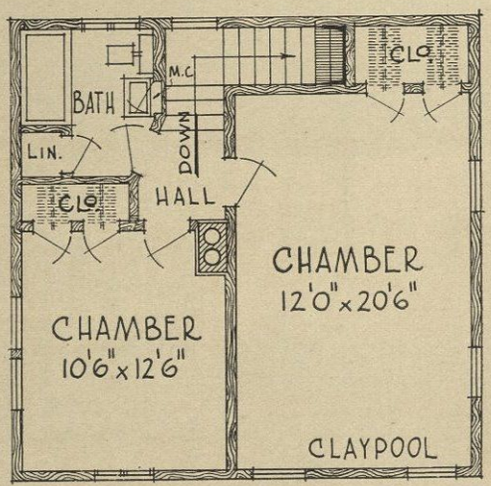
Size 24'0" x 24'0"

5 Rooms and Bath

The CLAYPOOL

THE rear door package receptacle, built-in telephone cabinets, kitchen cabinets, ironing boards and the employment of space saving closet fixtures makes this a liveable home.





DIMENSIONS

Width over all	25' 6"
Depth over all	34' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

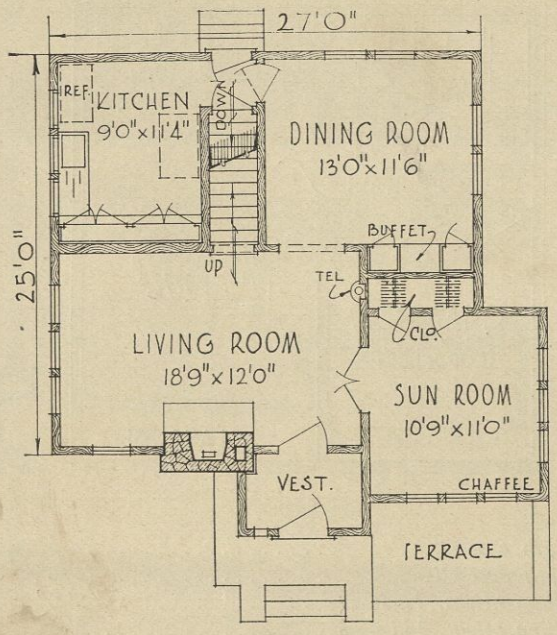
Plans for Corner Lot If the home you select is not already suitable for a corner lot, a few simple changes usually are sufficient. We will show you how.

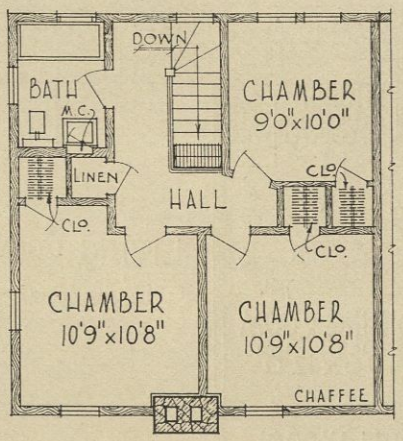
Size 27'0" x 25'0"

6 Rooms, Bath and Sun Room

The CHAFFEE

THIS home is sure to attract the attention of anyone interested in building a small home. The use of stained shingles for side walls and the stone chimney make a pleasing contrast. The interior is practical and includes many modern conveniences.

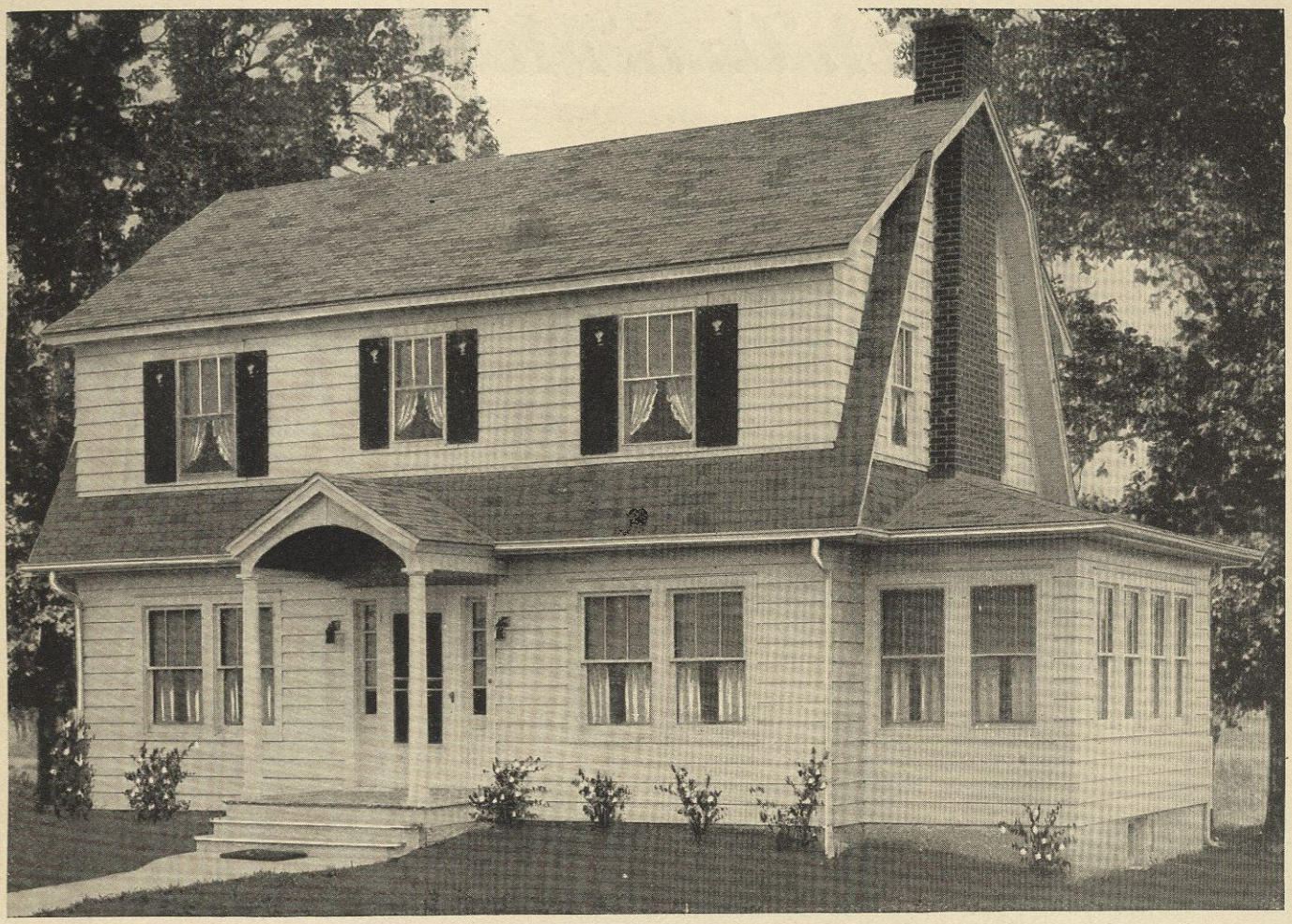




DIMENSIONS

Width over all	34' 0"
Depth over all	38' 0"
Ceiling height, first floor	9' 0"
Ceiling height, second floor	8' 0"
Height of basement	7' 0"

Insulate Homes are made much warmer and quieter, and a decided saving in fuel is effected by the use of proper insulation. It deserves careful consideration.

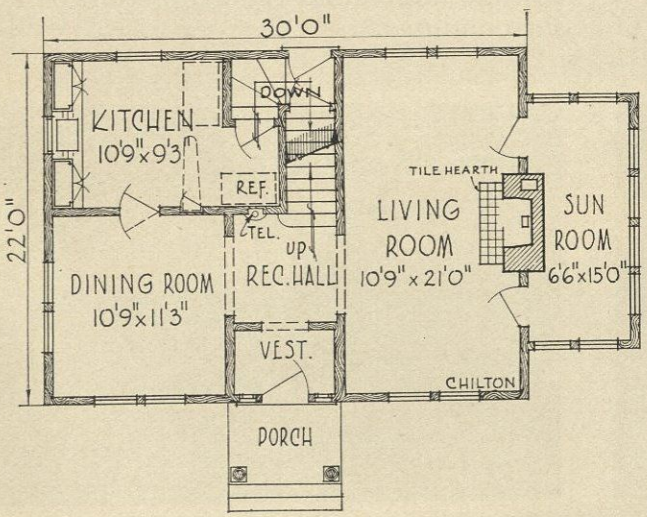


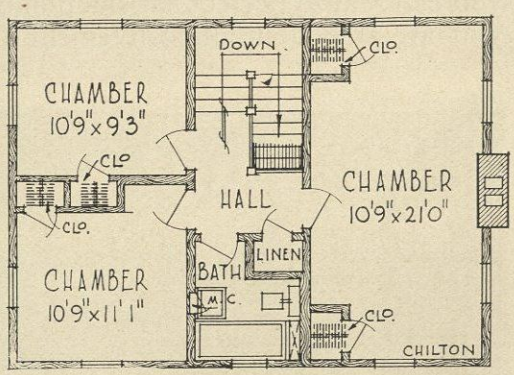
Size 30′0″ x 22′0″

6 Rooms, Bath and Sun Room

The CHILTON

THE colorful exterior is achieved by contrasting the mottled shingled effect with the pure white of the siding. The roof lines are carried into the entrance and make it seem an inherent part of the house. A large vestibule and reception hall greet the guest. The sun room will prove to be a room of recreation and comfort.





DIMENSIONS

Width over all	40′ 0″
Depth over all	30′ 6″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

Stained Shingles Are delivered stained in pleasing colors as may be selected and all ready to lay without waste. Roof and walls will last as long as the building itself.

Pause With Us a Moment When

The G-E Wiring System

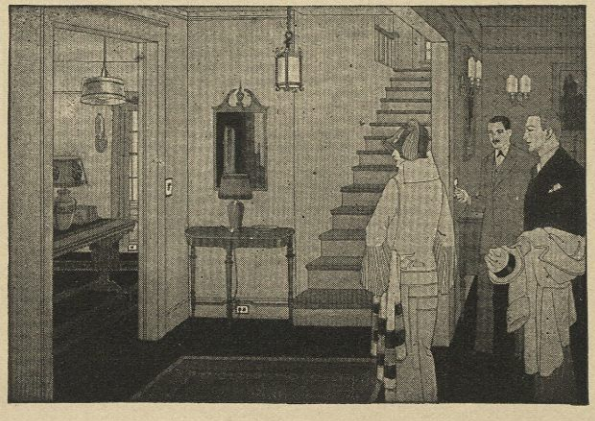
THE comfort your new home brings you will depend upon its convenience. In these days convenience is, in large part, a matter of electrical service, and the effectiveness of this service depends on the completeness of the wiring installation. Complete wiring is neither complicated nor expensive. If you are preparing to build a new home, you will plan your plumbing system as a unit and you will make sure that it is complete. At the same time and for the same reason, you will appreciate the economy of building a complete electrical system into the structure as it is erected.

A complete wiring installation provides for all the electric lights, for their proper control, and for the appliances that you or a future occupant of your house may some day want to use. The value to a future owner is really its value to you—that is, he will be more likely to buy and to pay your price for a house that meets *his* electrical requirements. When you install complete wiring, you put into your house a value far in excess of the small sum which it costs—value that will be returned to you in full if you should ever sell, and that will bring its own annual interest if you rent the house.

If this house is going to be your home, you can realize perfect satisfaction only if you are able to make convenient use of electrical appliances—only as you can change the arrangement of the lamps as often as you desire—only as you make electricity a servant who follows or precedes you from room to room, ready at every point to light your way and lighten your labor.

Complete wiring is the road to a hundred comforts. Electric heating devices—percolators, urns, toasters, grills, and the like are available on the porch or in the sun parlor in summer, in the dining room and the living room at all times, and, when occasion requires, in the bedrooms and sick-room. Electric fans supply cooling breezes and keep the air fresh in any part of the house; electric heaters make cozy the cold corners in fall and winter; while electric curling irons, heating pads, and flatirons can be moved about and used at any convenient point.

There is, too, an undeniable prestige in complete wiring. The hostess whose home is made distinctive by the refinement of soft lights rightly placed, and controlled by the touch of a switch—who can offer her guests dainty dishes prepared in beautiful electrical heating devices—is one whom acquaintances love to visit and whose taste they admire even while they may entertain a little good-natured envy as they appreciate the distinction of her surroundings.



The handy tumbler switch and the convenience outlet in the hall are parts of the G-E Wiring System. They stand for ease of control and convenience of use.

The G-E Wiring System not only makes ample provision for correct lighting but also for the use of the many electrical appliances that make for comfort and convenience.

You Plan Your Home of Dreams

—*for lifetime service*

All this enjoyment is made available by the installation of complete wiring.

When you make a purchase on which you depend for *lifetime service*, your thought is "how good" rather than "how cheap." This is especially true when the best costs but little more than an inferior product. It is in the highest degree true of a wiring installation. You must make the *original* installation both adequate and convenient. You will never see the most important part—the part that is hidden behind the walls; you cannot inspect it before buying. How then shall you choose?

One sure and safe way is to specify a G-E Wiring System.

The G-E Wiring System is a system of housewiring each part of which is designed and made by one manufacturer, the General Electric Company. A system of housewiring in which adequate outlets conveniently controlled render a complete and permanent service.

The G-E Wiring System is a unit installation planned by leading architects and engineers, each part of which is designed and made to fit the other.

The G-E Wiring System is installed by a group of electrical contractors who are equipped to plan for adequacy, convenience and lifetime service.

Material is guaranteed by General Electric.

The result is a wiring installation—a G-E Wiring System—made up of quality material assuring safety, permanence and full value for money expended. An installation providing for adequate control and proper distribution of light through proper location of outlets and switches. An installation which assures convenient sources of current for lamps and appliances.

To aid you in planning the wiring of your home, a forty-page book has been published. This book, *The Home of a Hundred Comforts*, is a treatise on housewiring containing a description on the proper layout of the wiring for each room, and in addition, detailed floor plans showing the application of the general principles contained in the descriptive matter.

You may obtain a copy by addressing the Merchandise Department, General Electric Company, 1285 Boston Ave., Bridgeport, Connecticut. Write for your copy. Study it. Learn how convenient electrical service can be made.

Go to an electrical contractor who installs the G-E Wiring System and with the aid of *The Home of a Hundred Comforts*, plan with him the wiring of your new home. Wires laid back of lath and plaster are there to stay. Do it right. Install a G-E Wiring System—for lifetime service.

The heart of the home where the G-E Wiring System amply provides for all the convenience essential to comfortable living.

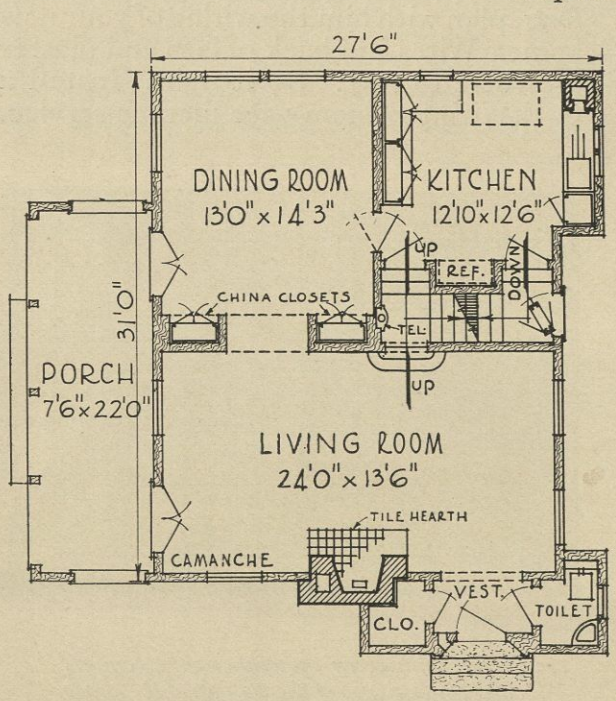
Here, with every thought for the comfort and convenience of the woman of the house the G-E Wiring System proves its value.

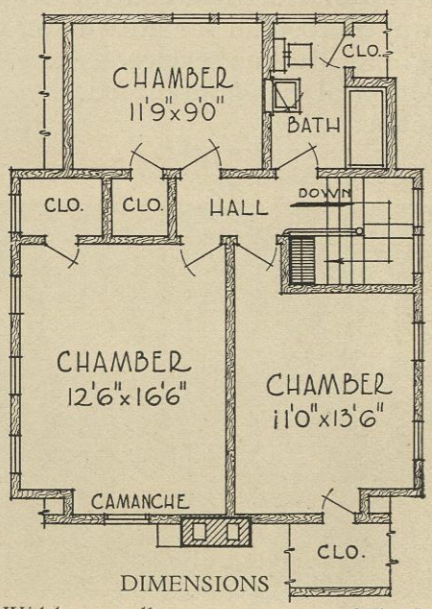
Size 27'6" x 31'0"

6 Rooms, Bath and Toilet

The CAMANCHE

A COZY and unusual treatment of the Modern Colonial Style. The projection of the fence from the house gives privacy and picturesqueness.





DIMENSIONS

Width over all	37' 0"
Depth over all	38' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

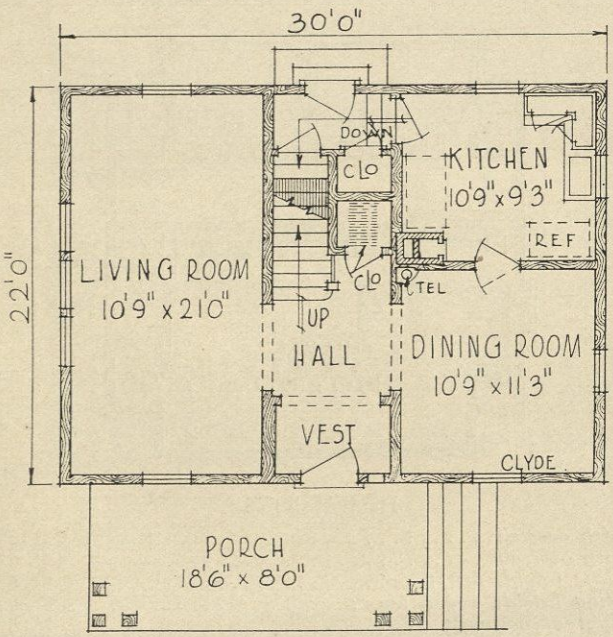
Sun Room We will be glad to show you how economically you can construct an attractive sun parlor addition to your home.

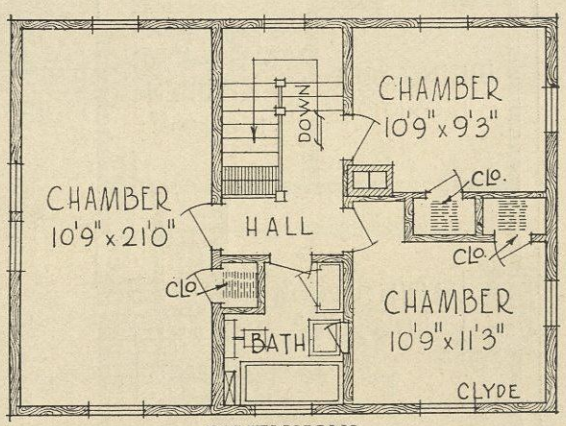
Size 30'0" x 22'0"

6 Rooms and Bath

The CLYDE

THE picture shows the "Clyde" to be an appealing home, with a decorative and pleasing porch. The floor plan suggests the comfort and easy accessibility of the interior. Built-in mail box, telephone cabinet and plenty of closets with adjustable clothes hangers are shown.





DIMENSIONS

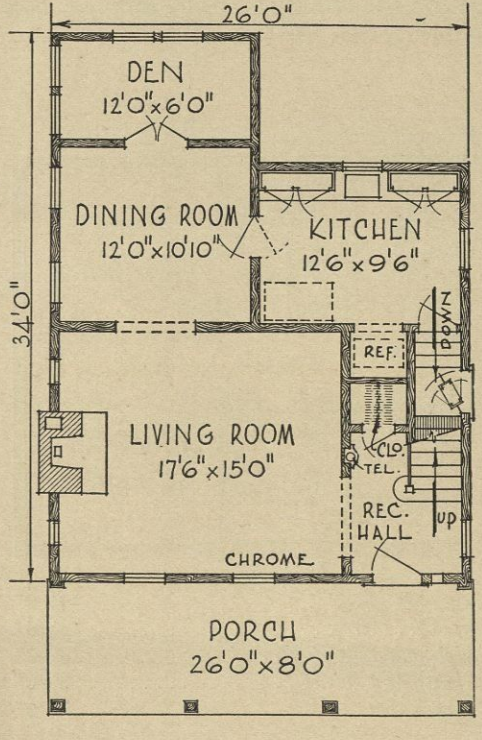
Width over all	34' 0"
Depth over all	34' 6"
Ceiling height, first floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Sleeping Porch A very desirable and practical improvement to the home is the popular sleeping porch. We are always at your service.

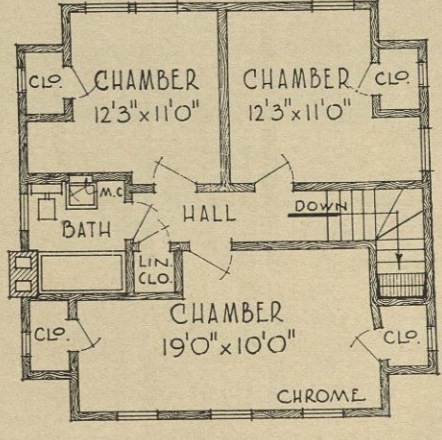
Size 26'0" x 34'0"

6 Rooms, Bath and Den

The CHROME



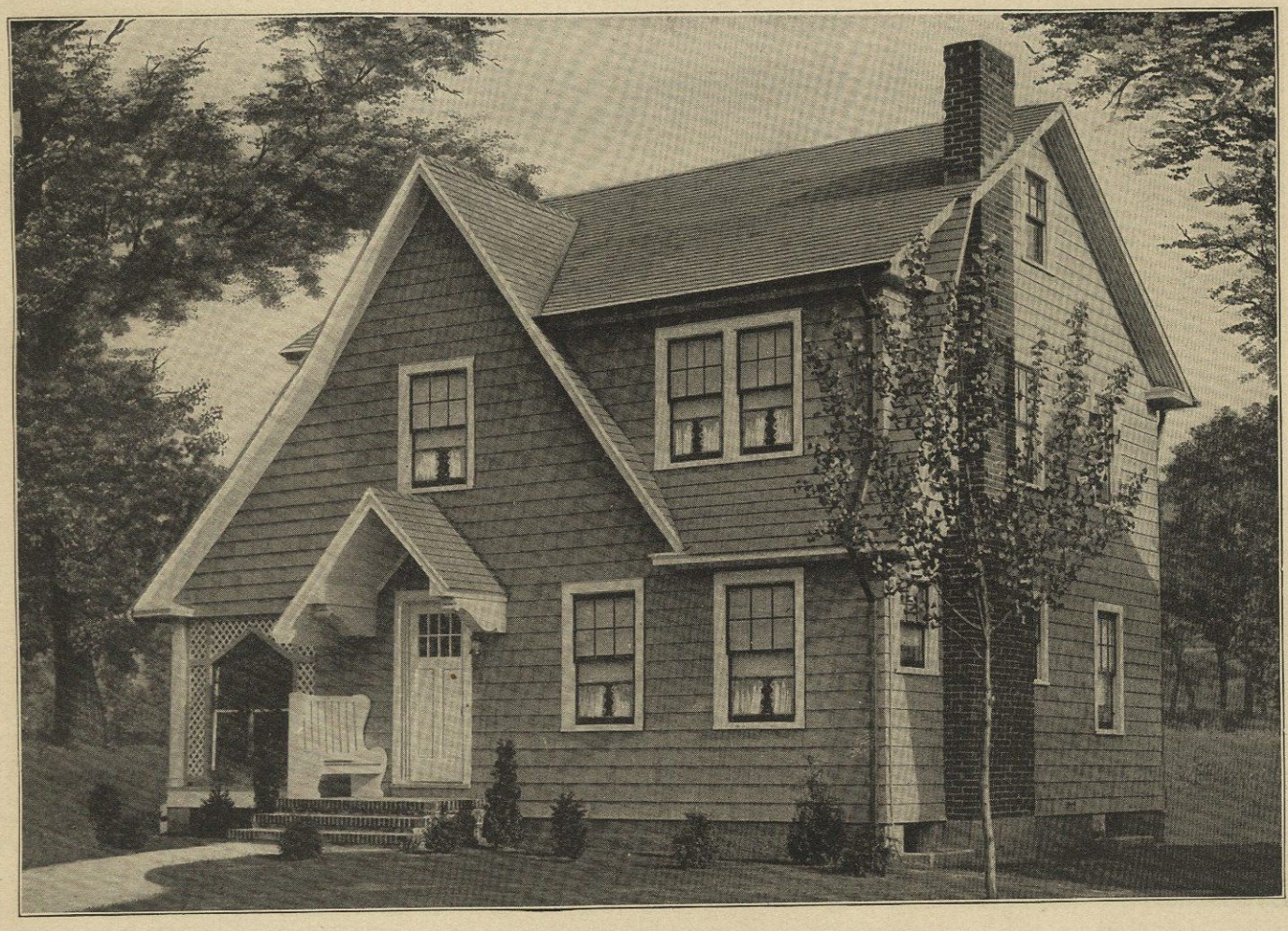
A SHINGLED home of unusual beauty. Built-in mail box, telephone cabinet and plenty of closets with adjustable clothes hangers.



DIMENSIONS

Width over all	27' 0"
Depth over all	44' 6"
Ceiling height, first floor	8' 6"
Ceiling height, second floor	8' 0"
Height of basement	7' 0"

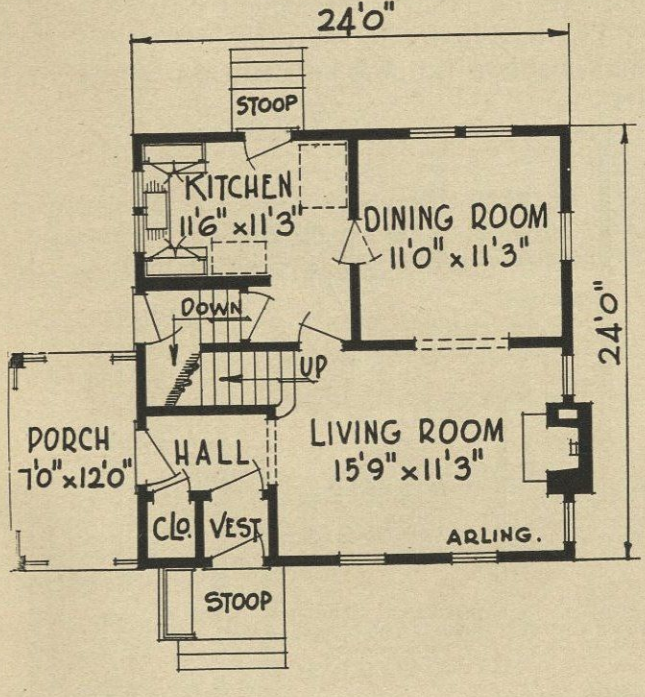
Garage to Match A pleasing result is always obtained when the garage is designed to match the home. It costs no more. We are always glad to demonstrate.



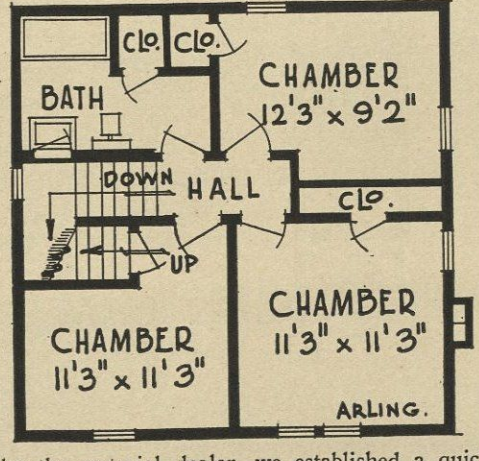
Size 24'0" x 24'0"

"The ARLING"

6 Rooms and Bath



A FRAME home of the conventional type. The roofed entrance with built-in seat is especially attractive. The rooms are of ample size and well arranged. There is an attic for storage.



DIMENSIONS

Width over all	**33' 6"**
Depth over all	**34' 6"**
Ceiling height, 1st floor	**8' 6"**
Ceiling height, 2nd floor	**8' 0"**
Height of basement	**7' 0"**

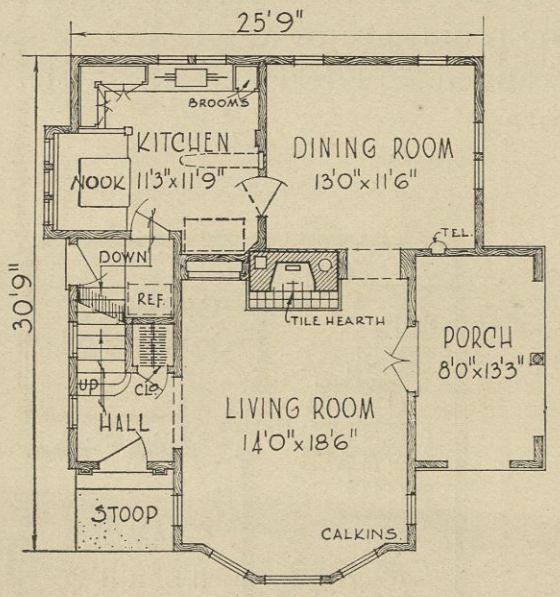
Quick Delivery Realizing that much depends upon the service rendered by the material dealer, we established a quick delivery service. We furnish material as needed and as the building progresses.

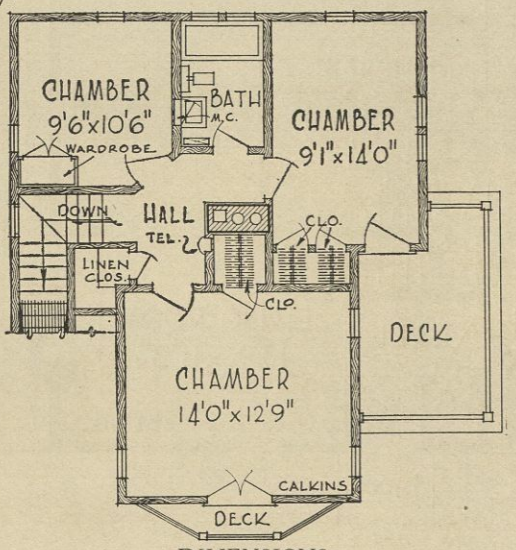
Size 25'9" x 30'9"

6 Rooms, Bath and Dining Nook

The CALKINS

AN unusual effect is obtained in the "Calkins" in the placement of arched windows on the stairway. The bay in front with the impressive French doors and porch above makes this a home of distinction and dignity.





DIMENSIONS

Width over all	32' 3"
Depth over all	33 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

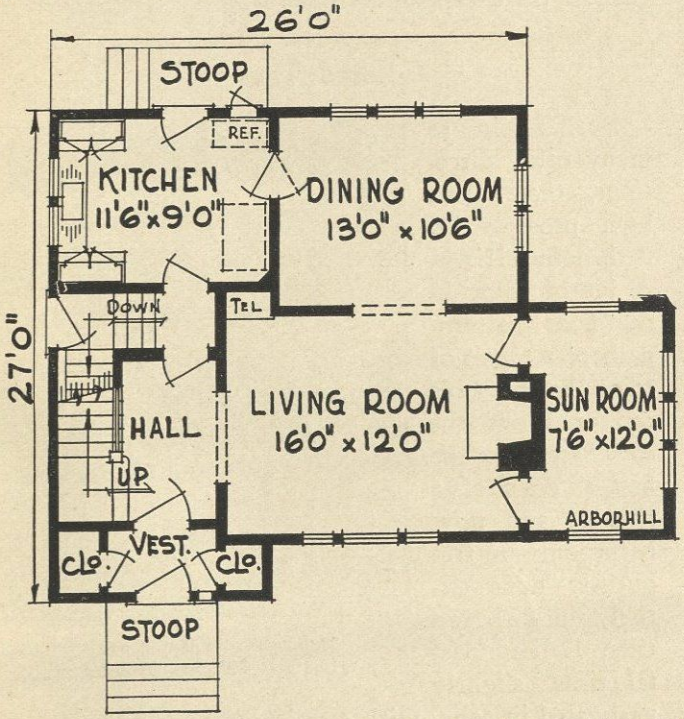
Complete Service By our term service, we mean effective and interested co-operation with the Home Builder in attaining his object.

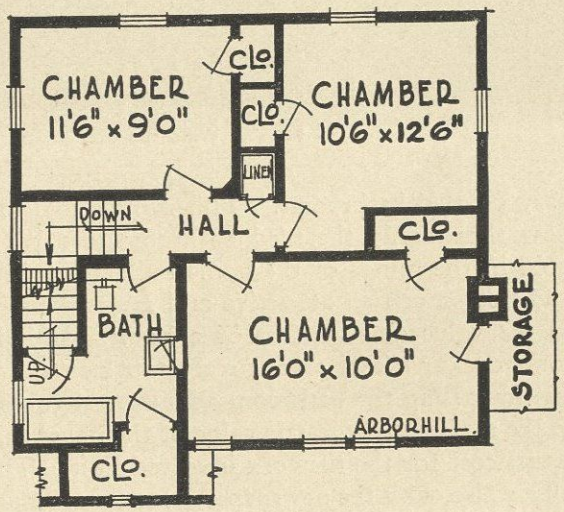
Size 26'0" x 27'0"

"The ARBORHILL"

6 Rooms, Bath and Sun Room

A SHINGLED house with a particularly welcoming entrance. The position of the fireplace between the two doors leading to the sun room is effective. An abundance of windows provide the maximum sunlight and air.





DIMENSIONS

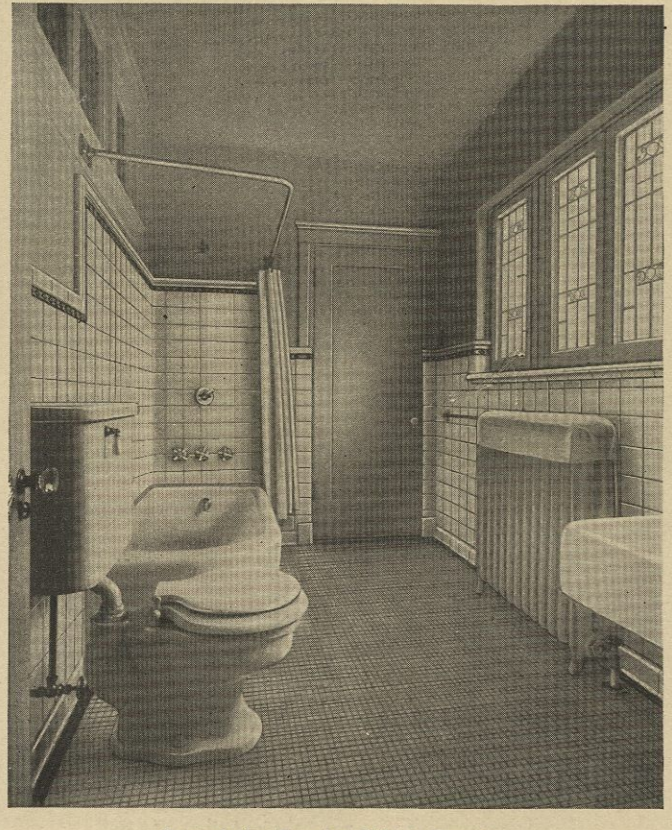
Width over all	35' 0"
Depth over all	36 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Consult Us Experience and trade knowledge enables us to give our patrons unexcelled service in selecting proper materials, practical plans and gives them much useful building information.

Hints on Bath and Kitchen

Tile Bath Increases Value

An exceptionally successful builder of moderately priced houses was recently asked what features of construction or equipment he considered the most important for the quick sale of a house. Without hesitation he answered: "Good hardware at the front door, adequate heating equipment, and above all a tiled bathroom." He further explained that he had found in his experience it was far easier to dispose of a house even in the middle of a block if it had a tiled bath, than to sell the corner houses with ordinary painted bathrooms. This merely goes to show how thoroughly the tiled bathroom idea has taken hold in the minds of the home builders of America, and how much an attractive and sanitary bath adds to the value and comfort of a home. It is indeed common knowledge among real estate men and builders that tiling the bathroom adds several times more to the real estate or re-sale value of the house than the actual cost for the tilework involved in it. This explains also why the newspaper columns of houses for sale are filled with references to "tiled baths" as a feature and a point of desirability.



One of the Popular White Rooms

Height of Wainscot

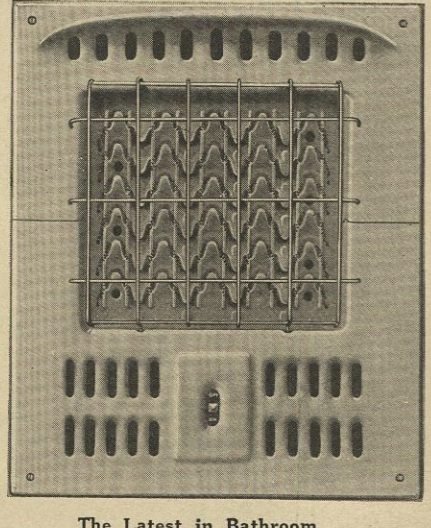
Since the cost is relatively so small in comparison with the total cost of the house, every home builder should plan from the beginning on tiling the floor and the walls of the bathroom to a height of at least four and a half feet. From a practical standpoint, the best height to which the wainscot should be carried is, however, the top of the door and window trim. This height gives complete assurance against splash marks which would otherwise have to be reckoned with where a lower wainscot leaves a relatively large plastered or painted surface subject to dampness and requiring painting from time to time. The ideal way would of course be to tile the room completely, ceiling included, which is now done in a great many houses planned for low cost of up-keep, convenience, easy cleaning and general attractiveness. But even a low tile wainscot provides the essential protection, sanitation, desirability and attractiveness, which the average home builder desires and needs, and which he has every reason to think of when deciding upon the finish in the bathroom.

White Rooms

Everyone is thoroughly familiar with the sparkling white tiles which have become almost a standard in making good bathrooms. We all know the 1" hexagonal and ¾" square ceramic mosaic tiles which simply won't wear down, and the 6x3" brilliantly glazed wall tiles which never seem to need cleaning. These all-white bathrooms have been popular for so long that nothing additional need be said in their favor. This well-known type is still by far in the majority. White is so easily and thoroughly associated with cleanliness! And by the way, white tiles are the cheapest.

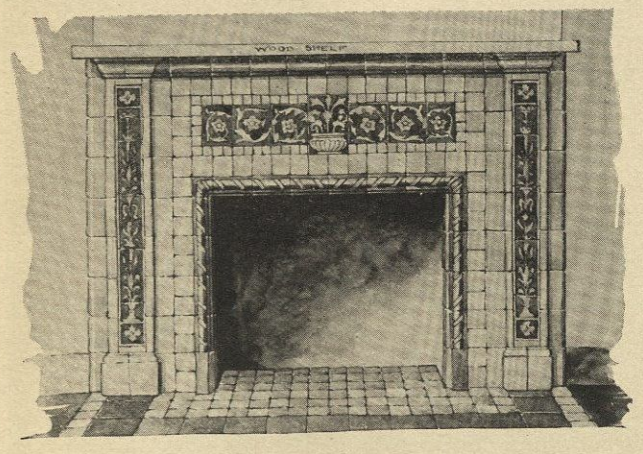
Colored Tiles

But, as in so many other directions, there has been progress in bathroom tiling. A bit of color in the floor pattern, perhaps a touch of color below the cap or above the cove base, were the first signs of a change; and now bathrooms are frequently done entirely in colored tiles. Delicate pastel tints, slightly variegated in tone, with a satin-matt finish, are now produced by the Mosaic Tile Company of Zanes-



The Latest in Bathroom Heaters—Matches Tiling

ville, Ohio, and these have resulted in an entirely new trend in the treatment of bathroom tiling. By the mere choice of color, the bathroom and shower effect may thus be decidedly "warm" in appearance,



Example of Mosaic Faience Mantel

or on the other hand held to a refreshing, crisp coolness. The same company produces floor tiles of the unglazed and glazed types to match or harmonize with these satin-matt wall tiles; and to complete the effect, the bathroom accessories, such as soap-dishes, tumbler and tooth brush holders, towel racks, and even the bathroom heater, are produced in "All-tile" accessories to match the tiling in color and finish, which any established tiling contractor can supply and install. It should be mentioned right here, that the selection of the proper make of tiles and accessories—whether in white or color—is an all-important point in obtaining satisfactory tilework, and specifications should clearly state the make, and be rigidly enforced and verified.

Tiling in the Kitchen

These same tiles and accessories are suitable and serviceable for the many other rooms and uses which experience and modern practice have designated as advantageous. Twenty-five years ago a tiled kitchen was the exception. Today it is found in so many houses that every home builder must seriously consider the advisability of providing his home with this feature and thereby have his wife enjoy the advantages which tiling of the kitchen brings to her. The same principles which apply to the tiling of the bathroom, and in many ways the same reasons, are applicable to the kitchen. The wainscot should be high enough to be effective and conserve time, energy and up-keep expense. The tile floor should be of a practical color and pattern. Cupboards should be set upon a tile base. A recent development is the tile-lined cupboard with glass shelves.

Fireplaces

Quite a noticeable change has also come in the tiling of fireplaces and mantels since satin-matt and faience tiles were introduced by the Mosaic Tile Company to fit the practical and decorative needs of such usage. Aside from many attractive stock mantels and facings, this company is prepared to supply special designs to fit any type of room. Another interesting novelty is the grille tiles, which provide an effective and attractive means of concealing radiators in the wall or under window seats.

The rich and colorful tile effects which the sunroom requires, may be obtained with "Ironstone" tiles, Mosaic Flint tiles, and Faience. For porch, vestibule, hall and dining room, these same tiles offer unlimited possibilities for distinctive and permanent floors.

Proper Installation Essential

All of these tiles are easily obtained and the suggestions readily carried out by tile contractors. Home builders are cautioned to have all tilework done through regular tile contractors, since proper installa-

Modern Bathroom with Floor and Walls of Colored Tiles in Satin-Matt Finish

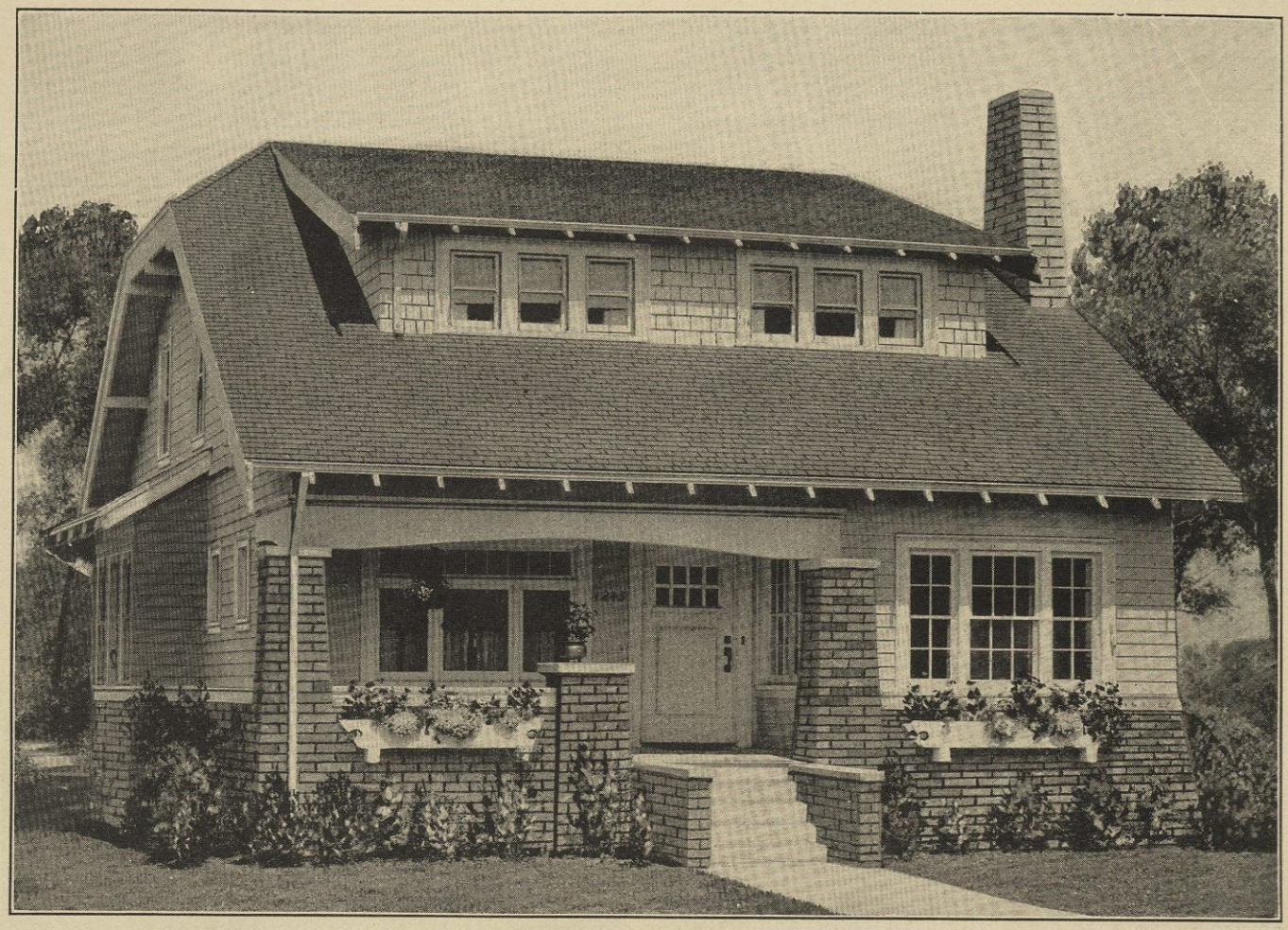
tion is essential to satisfactory results. Long experience has established the economy of this procedure, and the Mosaic Tile Company therefore holds itself ready to furnish names of tile contractors when requested.

The MOSAIC TILE CO.

Zanesville, Ohio

NEW YORK - ST. LOUIS - CHICAGO - SAN FRANCISCO

Write For Information or Consult Nearest Tile Dealer

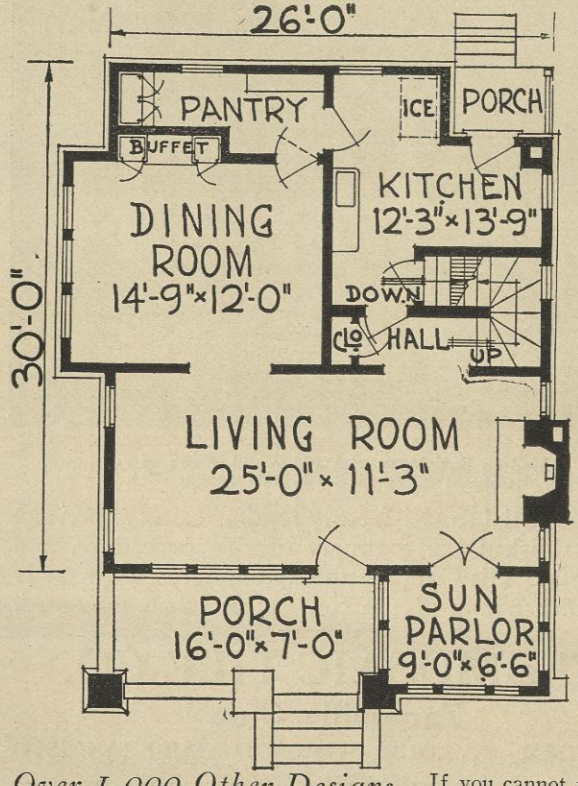


26 Ft. Wide x 30 Ft. Deep

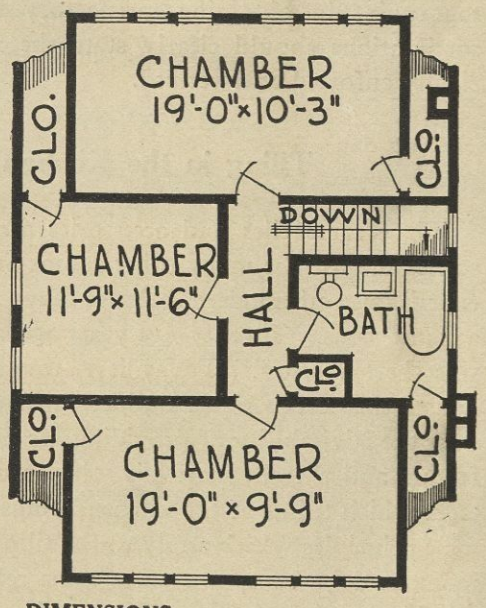
Design 12210-A

6 Rooms, Bath and Sun Parlor

A HOME that wears well and ever will be popular, because it owes its beauty to good proportions, stability of construction and harmony of detail. The interior was planned to insure happy, contented comfort, convenience and plenty of healthful light and fresh air.



Do your friends a favor by showing or loaning them this book, if they are interested in home building.

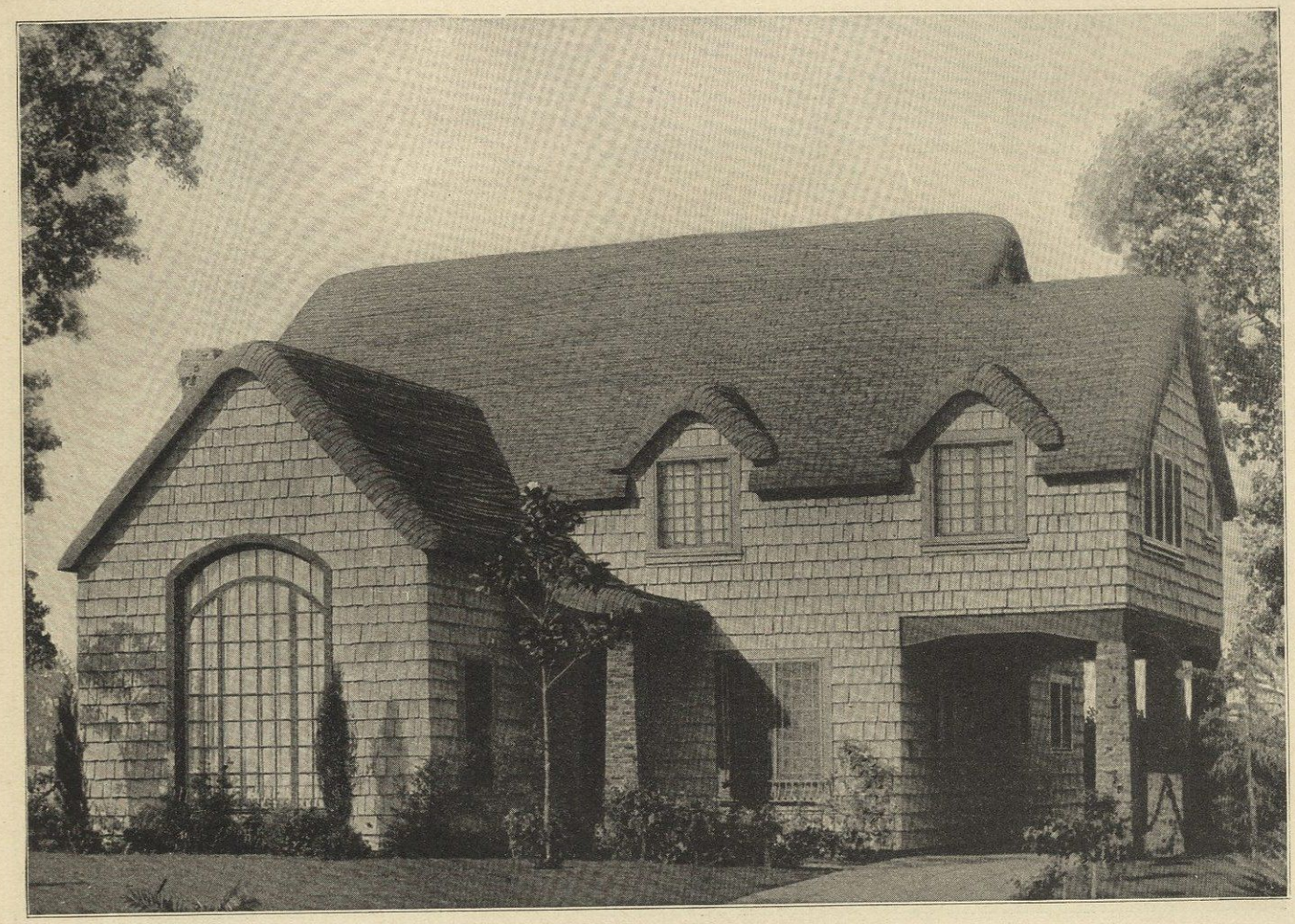


DIMENSIONS:

Width Over All	**33′ 0″**
Depth Over All	**44′ 0″**
Ceiling Height, First Floor	**8′ 6″**
Ceiling Height, Second Floor	**8′ 0″**
Height of Basement	**7′ 0″**

Over 1,000 Other Designs

If you cannot find a home in this book to meet your requirements let us know as we have hundreds of other modern designs for your selection.

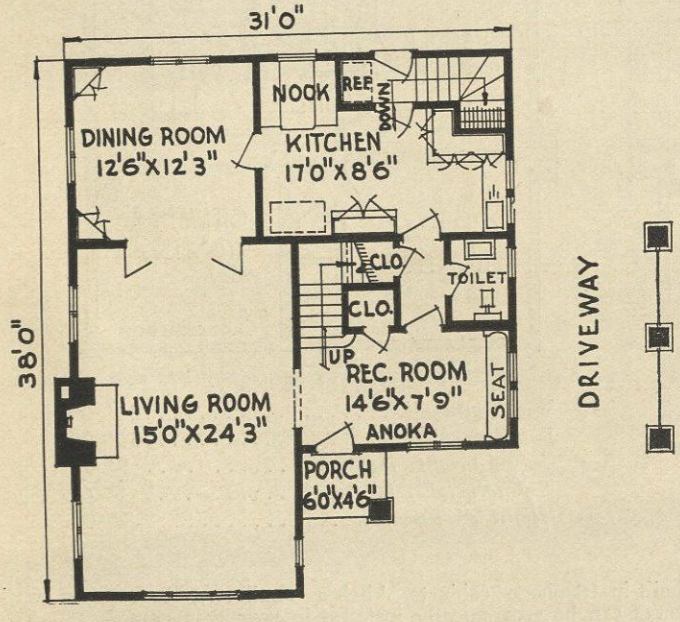


Size 31'0" x 38'0"

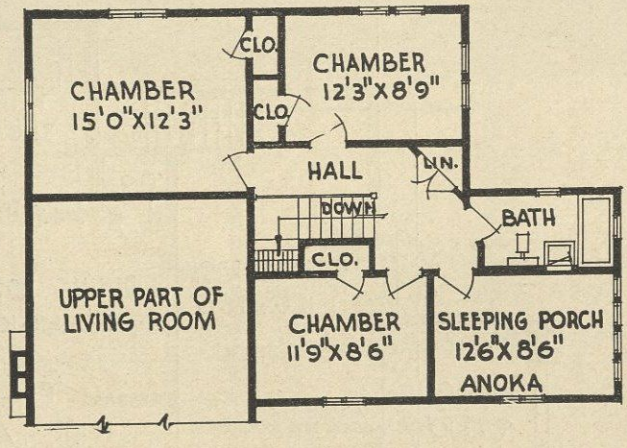
"The ANOKA"

6 Rooms, Bath, Nook, Sleeping Porch and Toilet

AN air of rusticity combined with a beauty of color and line makes the "Anoka" a unique and effective home. A thatched roof is always fetching and when used with shingled sides is particularly so. The floor plan reveals the excellence of arrangement and many features included.



DRIVEWAY



DIMENSIONS

Width over all	**43' 6"**
Depth over all	**39' 6"**
Ceiling height, 1st floor	**8' 6"**
Ceiling height, 2nd floor	**8' 0"**
Height of basement	**7' 0"**

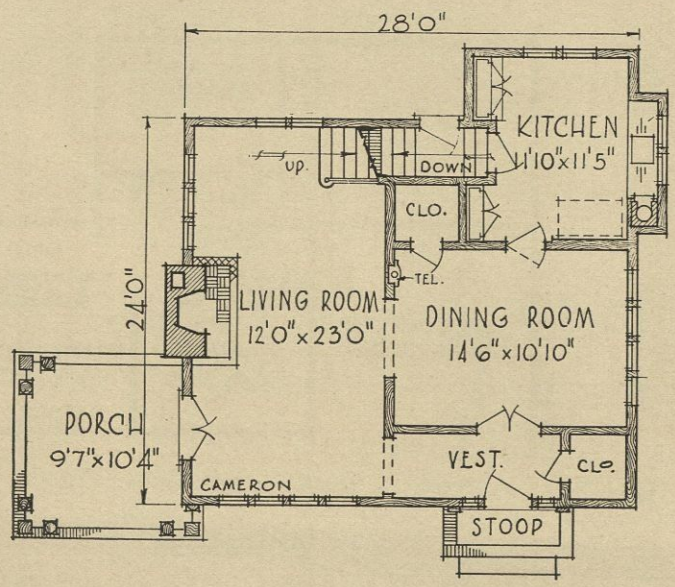
Labor Saving Conveniences Model kitchens, charming breakfast nooks, built-in furniture, dumb waiters and other conveniences can be incorporated in any design to suit the builder.

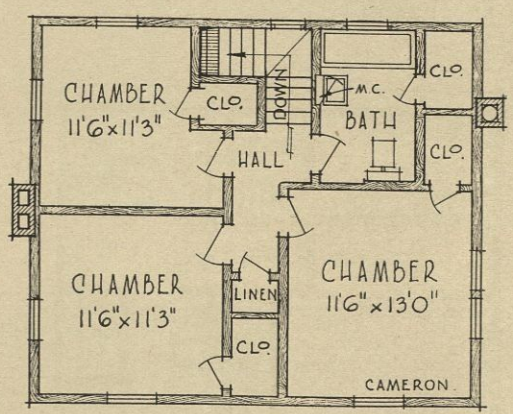
Size 28'0" x 24'0"

6 Rooms and Bath

The CAMERON

WHITE, neat and trim, the "Cameron" attracts the most fastidious. Note the expansive living room further enhanced by the huge fireplace. Built-in cabinet and telephone cabinet are included.





DIMENSIONS

Width over all	44' 0"
Depth over all	35' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 1st floor	8' 6"
Height of basement	7' 0"

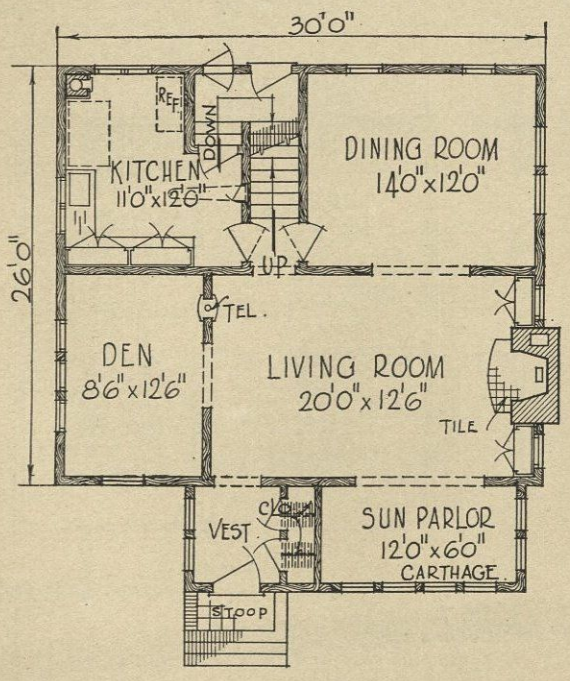
New Features Delivery receptacles, built-in mail boxes, built-in telephone cabinets, kitchen ventilators, bath room wall heaters, laundry dryers and other new features can be economically installed in your new home.

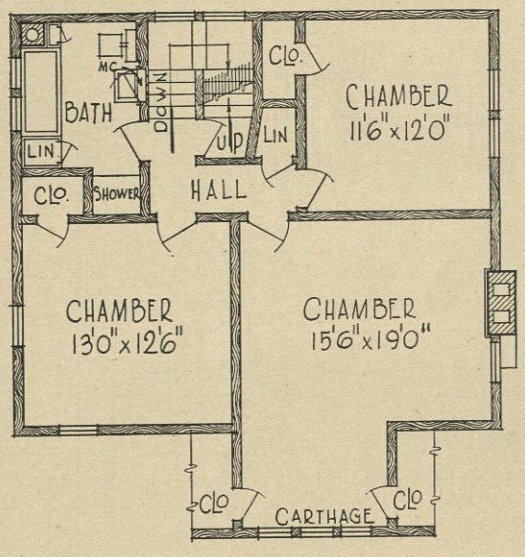
Size 30'0" x 26'0"

6 Rooms, Bath, Den and Sun Parlor

The CARTHAGE

AN inexpensive home of charm and taste. The thoughtfulness of the designer is responsible for the excellent arrangement of the rooms.





DIMENSIONS

Width over all	31' 6"
Depth over all	37' 6"
Ceiling height, first floor	8' 6"
Ceiling height, second floor	8' 0"
Height of basement	7' 0"

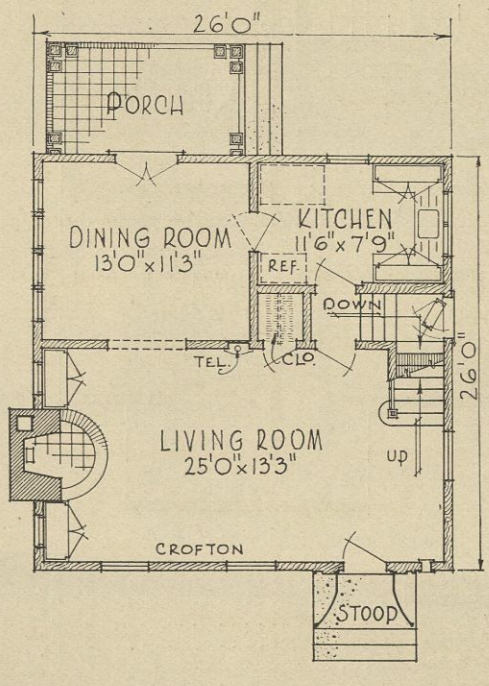
Space Savers Disappearing stairways, disappearing beds, space saving closet fixtures, built-in ironing boards and built-in furniture save considerable space, hence greatly reduce building costs.

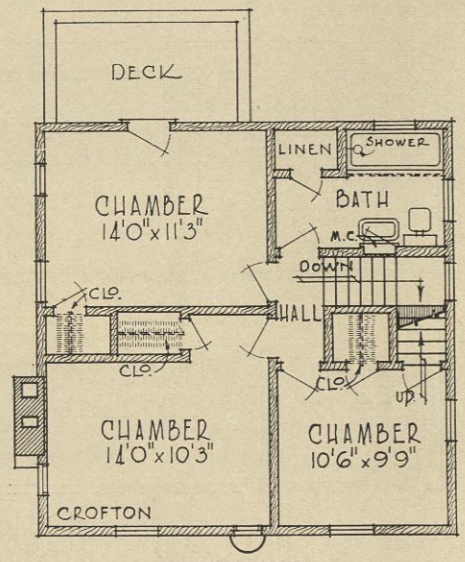
Size 26′0″ x 26′0″

6 Rooms and Bath

The CROFTON

THE "Crofton" is a dignified New England Colonial home with all the charm of the Dutch style period of architecture.





DIMENSIONS

Width over all	28′ 6″
Depth over all	39′ 0″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

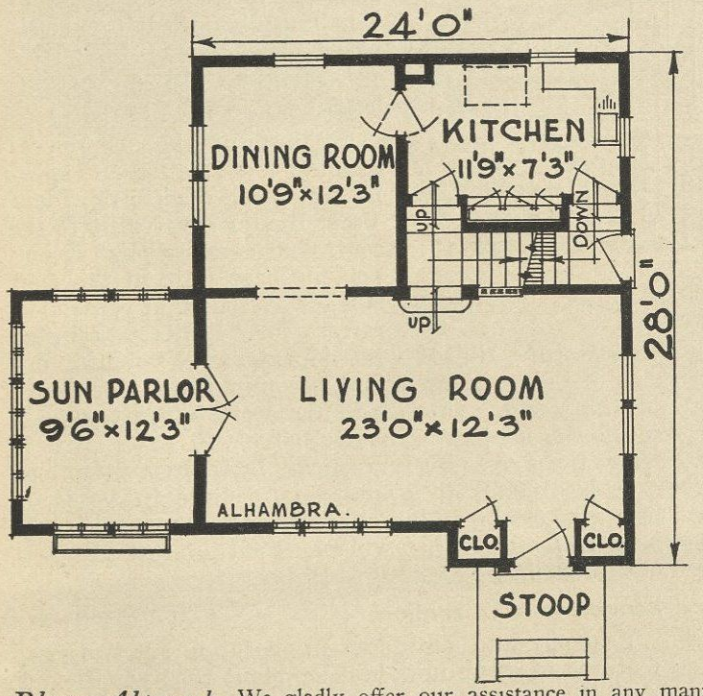
A Square Deal The greatest advertisers are satisfied customers secured by simple square dealing. We aim to make all our customers satisfied.

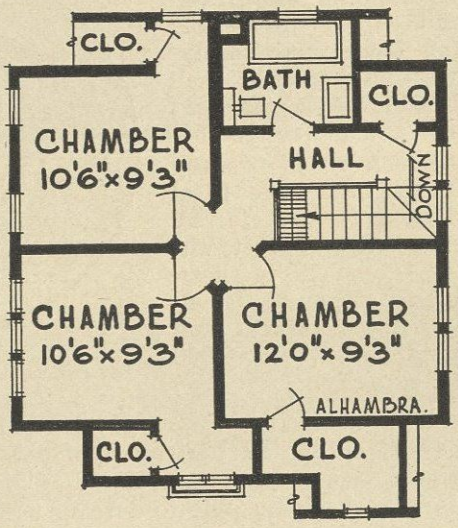
Size 24'0" x 28'0"

"The ALHAMBRA"

6 Rooms, Bath and Sun Parlor

THE long curve of the roof, the position of the windows, and the harmonious exterior lend the "Alhambra" charm and distinction. Inside, the well lighted sun parlor, the large living room and ample closet space are among the comfortable features. A convenient arrangement is the main stairway which is accessible from both kitchen and living room.





DIMENSIONS

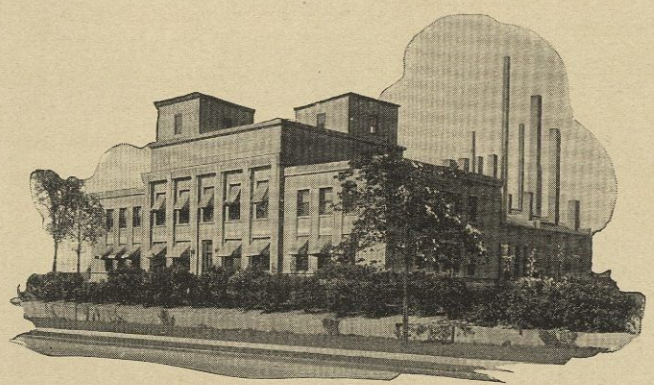
Width over all	**36' 0"**
Depth over all	**35' 0"**
Ceiling height, 1st floor	**8' 6"**
Ceiling height, 2nd floor	**8' 0"**
Height of basement	**7' 0"**

Plans Altered We gladly offer our assistance in any manner that will aid you in securing the exact revisions wanted for any design shown in this book.

How to Heat the Small Home or Other Building

When planning your new home, of course, you want to give careful and thoughtful consideration to your heating system.

Poor heating may keep your home from being the cheery, comfortable place that it should be. It can make it a cold, unhealthful, and unpleasant place to live in.

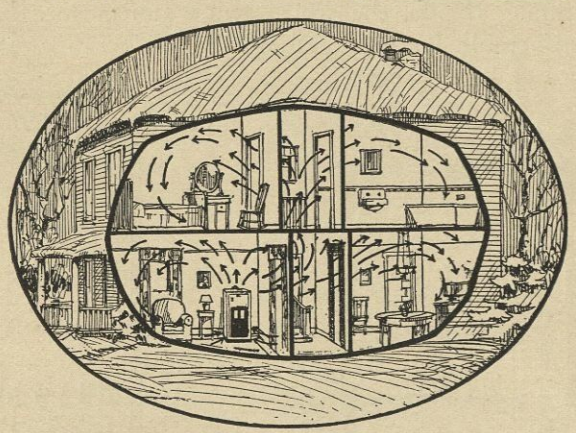


Institute of Thermal Research of the American Radiator Company

For thirty-four years the American Radiator Company has put its combined scientific and mechanical skill and its vast resources into the problems of keeping the nation warm. In order that the science of heating may be furthered they have established and maintained the Institute of Thermal Research, the largest heating laboratory in the world.

Among the problems scientists have studied here was that of constructing a small, efficient unit capable of heating homes of from three to five rooms with no more fuel than the old-fashioned heater used in heating a single room.

After a long period of study and experimenting, the Ideal Vecto Heater was perfected. This remarkable product was especially designed to heat, with high efficiency, small dwellings, offices, garages, and other buidings up to 8,000 cubic feet capacity.



Warmth from the Ideal Vecto Heater is the very nearest approach to the perfection of that of the Ideal Arcola Heater and American Radiators that modern science has been able to develop without the actual use of radiators.

Heating Your Entire Home by Air Circulation.

The Ideal Vecto Heater is a warm air heater, a single heating unit, new in principle and construction. It is a scientific application of nature's way of spreading warmth.

That is why it is so efficient as to warm an entire small home while consuming only the same amount of fuel as is ordinarily used to heat one room.

Old-fashioned heaters sent out heat by radiation. Near them it was intensely hot, but near the walls and in the other rooms it might be cold and draughty. The heat was uncontrolled. Fuel was wasted, comfort sacrificed, and health endangered.

Air is drawn at the base of the Ideal Vecto Heater, and brought into contact with a scientifically designed heating surface; being warmed, the air floats upward and outward, carrying its warmth to every corner of the house. The process is continuous and causes a gentle suffusion of even, comfortable warmth to every room. Large volumes of air are continuously warmed and circulated at moderate temperatures. Warmth from the Ideal Vecto Heater is comfortable and healthful, for the vital qualities of the air are not burned out.

The Ideal Vecto Heater eliminates the expense of cellar construction, a decided saving in the building of your home.

The question, "Would a heater look well in my living room?" may come to your mind. The Ideal Vecto Heater was designed to harmonize perfectly with any interior. It is a beautiful piece of furniture. It is small and compact and is so constructed that the fire-lights shine through the window glow-panels in front with all the cheer of an open fire. These panels are made from a chemically prepared glass mixture, that safely resists the hottest temperatures without flaking or breaking.

The jacket of the Ideal Vecto Heater is of sheet steel, finished with a lustrous enamel—as bright as the glow of china. This finish is porcelain enamel, baked on at a very high temperature, and is unaffected by heat.

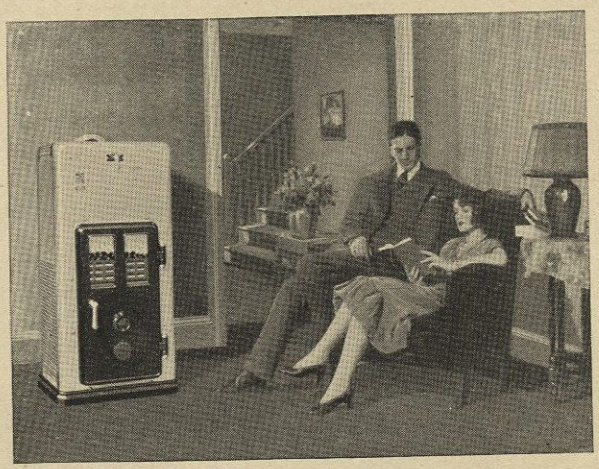
Because of its one-piece, seamless construction and special regulating device, the Ideal Vecto Heater insures perfectly controlled combustion. Every possible heat unit in the fuel is made available, at controlled rates, for heating service. This feature, united with the extensive, scientific design of the heating surface, accounts for the efficiency of the Vecto. It will do the work of several old-fashioned heaters combined, and will save its cost many times over by its economy in fuel consumption.

It is difficult to evaluate its service in terms of better health, genuine comfort, and convenience. It is an investment that will pay good interest throughout your life.

Economy in Operation.

Economy and simplicity in operation are two vital features of your new heating plant that you should consider.

The Ideal Vecto Heater offers you both in the highest degree—for a small control handle in front of the heater will give you just the right amount of heat and circulation to keep your home warm and comfortable at a minimum fuel cost. No more fuel is burned than is necessary. Its scientific construction makes it actually possible to heat from three to five rooms for the usual cost of heating one room in the old-fashioned way.

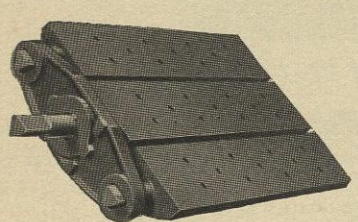


Safety in operation is another feature worthy of consideration—especially for a home with children. A housewife may do her shopping at her leisure knowing that the children may play around the Ideal Vecto Heater with perfect safety. The inside construction of this heater is an accomplishment in the foundry art, for it is cast in one single, seamless piece. There are no joints or crevices through which any gas or dust can escape into the home.

The Ideal Vecto Heater is equipped with a Lock Safe Fire Door which, when closed, effectively seals the fire. Not only do these special features insure safety, but they also guarantee positive economy in fuel consumption—a real item for you to consider when you are budgeting the upkeep of your new home.

The question of availability of fuel supply need never disturb you. The Ideal Vecto Heater will burn hard coal, soft coal, coke, or wood.

A special wood-burning grate has been designed for those who use this type of fuel primarily. This grate is sturdy in construction and has well-spaced perforations. Only a limited amount of air is allowed to pass through, for wood in itself contains much oxygen. Combustion is controlled, therefore, at any rate desired, and the hot embers are prevented from dropping through. Less wood and less attention are required.



Special Wood Burning Grate

Simple to Install.

To install the Vecto Heater requires no ripping up of flooring and no special piping. It is a self-contained unit. The rear smokehood with damper control is provided as a regular part of the equipment, and need only be connected to a chimney. This is accomplished in a few minutes. The fire may then be lighted, and soon the rooms in your home will be comfortably warm. The Ideal Vecto Heater will ever be a protector of the health and comfort of each member of your family.

Six Exclusive Features of Design and Construction.

By way of summary, these Special and Exclusive features of Design and Construction of the Vecto Heater:

1—Scientifically Designed Heating Surface.

The body is cast with high projecting fins, giving an unusually large heating surface for the volume of space occupied. There are many more square feet of heating surface in the Vecto Heater than in any other known heating apparatus occupying even approximately a similar amount of space. Large volumes of air are warmed at moderate temperatures, and the vital, healthful qualities of the air are preserved.

2—Heat Control Handle.

For more or less heat this handle need only be turned on the graduated dial. The Ideal Vecto Heater responds quickly with the desired flow of warmth. No bending or fussing with a damper is necessary.

3—Gas-tight, Dust-proof Construction.

The entire body is cast in one seamless piece. Excess air cannot filter inward, nor can dust or gas escape into the home. Cleanliness of operation is insured.

4—Lock-safe Door.

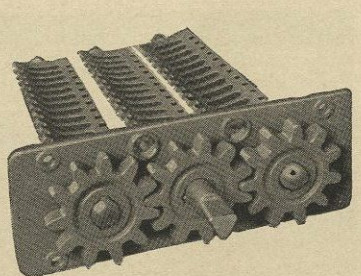
This novel feature seals the fire tightly in front and makes it impossible to force it in any unsafe or wasteful manner. Its contact facing is especially machine-ground, virtually as smooth as marble.

5—Beautiful Enamel Finish.

The finish is gray, porcelain enamel, baked on at high temperature. It glows like polished china, and its beauty is practically everlasting. The Ideal Vecto Heater harmonizes with any interior. It is truly a decorative ornament in any room.

6—Window Glow-Panels.

Made of a special, chemically prepared mixture, the glow-panels allow the fire-lights to shine clearly through, giving the cheer of an open fire. They do not flake, and resist all fire temperatures.



Coal Burning Grate

EASILY PURCHASED

The cost of the Ideal Vecto Heater is only ninety-seven dollars. It may be obtained for an initial payment of ten dollars—the balance in convenient monthly payments arranged through a local heating contractor.

Radiator Warmth for the Home or Other Building

It is a well established fact that a good radiator heating system is the best and most permanent of heating plants. It is the most healthful, most economical, and most durable of all systems and greatly enhances the resale value of your property.

For these reasons a radiator heating system is recommended to all home builders as first choice. Although the initial cost is higher than that of other kinds of heating equipment, the universal experience of home owners shows that a good steam, vapor, or hot water radiator heating system is cheapest in the long run. In addition to its fuel economy, its value in terms of genuine human comfort can hardly be estimated in dollars and cents.

Radiator Warmth and Health

If you were to place a plant in a room where the air is sufficiently warm, but dry, it would soon wither and die. Or if you were to place it in a moist, but cold atmosphere the result would be the same.

This simple fact, though well known, is often overlooked in its application to daily living. Radiator warmth is healthful because it *preserves the humidity*—the normal moisture content of the air.

Radiators communicate mild, controlled warmth to the air about you instead of intensity heating and drying out the air at one central place. The Ideal Arcola heating outfit supplies this healthful warmth. Its value in helping you to keep healthy can not be over-estimated.

The Ideal Arcola—Hot Water Radiator Warmth for the Small Home or Other Building

The Ideal Arcola Heating System, manufactured by the American Radiator Company is a complete hot water radiator plant that requires no basement for installation. If desired, however, the Arcola Heater may be placed in a basement with connected radiators upstairs. It heats your home with the same degree of efficiency either way.

In homes without cellars the Arcola Heater can be installed in any room with a chimney construction. It is so attractively designed. so compact that it can be installed in your parlor.

The Arcola Parlor Heater, as distinguished from the Arcola Heater is equipped with a beautiful, lustrous French Gray jacket which is easily dusted and permanently bright. It harmonizes with any interior and adds to the decorative value of the living room. The Arcola Parlor Heater is fully equipped with automatic regulation. Its cheery glow enhances the coziness of the room.

Uniform, Even Warmth

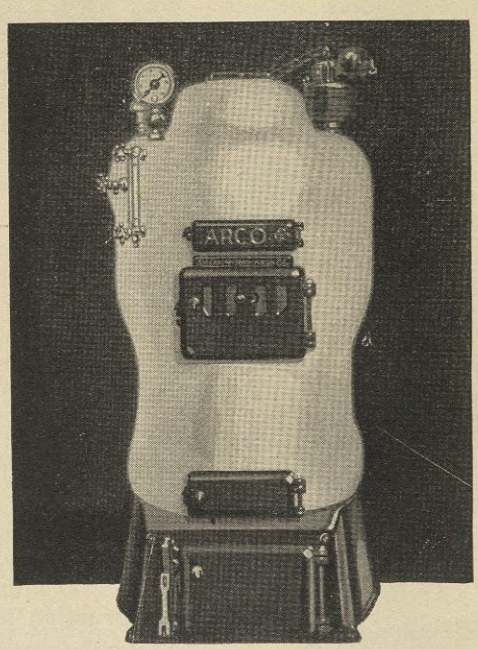
The uniform circulation of warm water through the Arcola system prevents what is known as "spotty heating." Although the Arcola Heater operates on one fire, its heat is not spent in warming only one room as is the case with certain types of old-fashioned heaters. Arcola burns less fuel than these old heaters and at the same time distributes the warmth produced evenly, uniformly and at comfortable temperature throughout your home.

How It Operates

The operation of the Arcola Heater is very simple. The fire is completely surrounded by a water-backed heat absorbing surface. When the water becomes heated it becomes lighter in weight per unit volume, rises and flows through the radiators. The radiators, in turn, warm the surrounding air and circulate it through the home; while the water, being somewhat cooled, flows back to the Arcola. The process is continuous. The entire body of water in the Arcola and the radiators is kept in constant circulation. This insures warmth in every corner of your home.

Radiator Warmth for Larger Homes or Other Buildings

If you are planning to build a larger home you should carefully investigate the Arco Round Boiler. This boiler is by far the most popular round boiler for medium and large size homes. It is built by the American Radiator Company and is guaranteed in every respect as the most efficient and economical boiler of its kind. Heating contractors, engineers and achitects universally endorse it as standard among heating boilers.



The Ideal Arco Round Boiler

Large Capacity Reduces Attention to a Minimum

The large fire pot furnishes ample fuel capacity. It gives you the convenience of a long burning fire that requires very little attention. It permits the "banking" of an all-night fire with positive assurance of early morning comfort.

Automatic Regulator Maintains Even Heat

The Arco all metal steam regulator is a vast improvement over old-time regulators having rubber diaphragms. The Arco Bellows lasts as long as the boiler. The regulator automatically controls the fire and thus eliminates the trouble of running up and down stairs, insures even heating, and saves fuel.

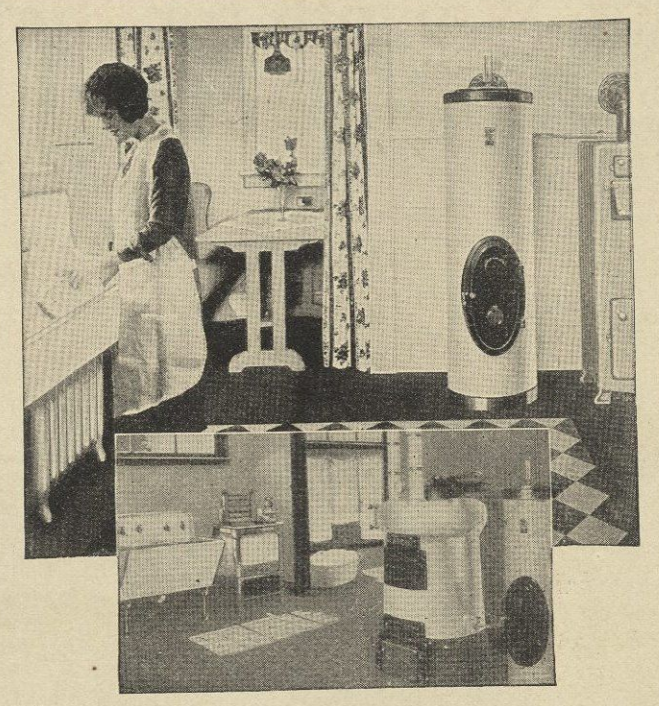
Simple and Compact

The Arco Round Boiler is compact with pleasing lines, free from a multitude of chains and levers. There is nothing on the front of the boiler except two large doors, one for feeding, and one for cleaning out ashes. The ash-pit of the boiler is large, and requires less frequent cleaning than that of the ordinary boiler.

Exclusive Third Nipple Feature Insures Quick Heating Response

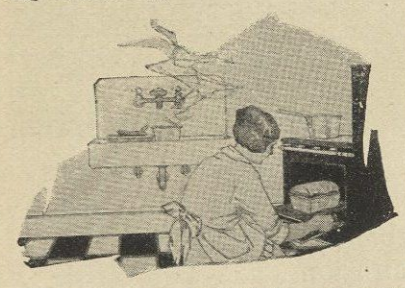
This is the only round boiler with a "third nipple" construction. This extra connection between sections establishes a free and rapid water circulation that gives quick heating response.

Risk in purchasing heating equipment is absolutely removed when you purchase an Ideal Boiler. For years and years Ideal Boilers have been subject to tests in process of manufacture, complete laboratory and factory tests, and finally, practical proofs as experienced by owners from actual service operation.



Constant Hot Water for Every Need at Lowest Cost

There was a time when our fathers and mothers thought nothing of breaking the ice on top of the water barrel before filling the basin for their morning bath. If they wanted to enjoy the luxury of hot water, the old kettle was laboriously filled, placed on the kitchen stove and given sufficient time to produce a small amount of steaming water.



Hot water is not a luxury. It is essential to good health. An efficient and economical hot water supply system is a real necessity in the modern home.

The Institute of Thermal Research established and maintained by the American Radiator Company has developed a product that supplies the home with an abundance of hot water for every need at the lowest possible operating cost.

As a result of this scientific experimenting and the experience obtained through practical installations, the American Radiator Company has produced Arco Tanks for Hot Water Supply, the last word in efficiency, economy, and durability in the field of hot water supply equipment.

Exclusive Features of Construction

Arco Tanks for Hot Water Supply are built in sizes to fit every need. Each Tank is made of ⅛-inch cold-rolled steel and is galvanized inside and out to prevent rust and corrosion from chemical elements, sometimes found in water. A special flush out plug at the base of each tank allows it to be washed free of any sediment that may have been precipitated.

The past few years have seen a steady decrease in the gauges of the metal of the usual hot water storage tanks on the market, due to keenness of competition and the desire to make the selling price of individual tanks as low as possible. But the life of a thin gauged tank is only a few years, and the owner must then undergo not only the bother, but the added expense of replacement.

Arco Tanks with their ⅛-inch cold-rolled steel shells, galvanized on inside and out, insure a length of service far in excess of that of any ordinary tank.

Each is tested under two hundred and fifty pounds hydrostatic pressure. Perfect service is, therefore, guaranteed in any part of the country, under any working pressure.

Surrounding each Arco Tank is a beautiful jacket made of sheet steel and finished with a fine, lustrous grey japan, easily dusted and permanently attractive. The door and platework are finished in a jet black porcelain enamel capable of withstanding all fire temperatures yet retaining always its deep lustrous glow. The surfaces of the fire-chamber and the fire-door are ground to smoothness by special machinery, a finish exclusive with Arco products. When the door is closed, an air-tight construction is formed. Cleanliness of operation is insured. A sturdy ash-pan, which fits snugly into the fire pot under the grates, is provided with every coal burning model.

Efficient Heat Insulation Prevents Heat Loss

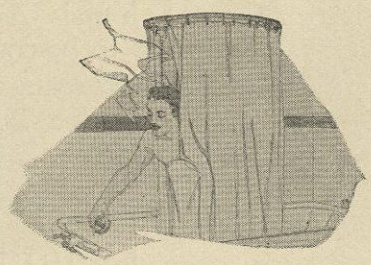
Each Arco Tank is like an immense thermos bottle. The space between the body of the tank and the exterior metal jacket is sealed tightly, and encloses a layer of dead, non-circulating air, one of the best insulators known.

This feature means you can enjoy a cool kitchen and at the same time have an abundance of hot water for every need, for Arco Tanks retain almost every particle of heat within the tank.

A Self-Contained Unit for Either Coal or Gas Burning

Arco Tanks for Hot Water Supply are made in a complete range of sizes for both Coal Burning and Gas Burning. Each is a self-contained unit, possessing within itself the fire that heats the water. The coal burning tank is the first combination water heater and storage tank and is the most economical water heater ever produced. For a few cents a day you are assured of running water, as hot as desired, at any hour.

Gas Burning Arco Tanks for Hot Water Supply are for those who prefer the use of gas as a fuel. They burn natural, manufactured, or mixed gas and are clean and odorless in operation.



An interesting feature of the Gas Burning Arco Tank is its special thermostatic control—a small unit which keeps the burner safely under control at all times, and supplies water at just the desired temperature. By a slight movement of the indicator you can obtain water at any degree of heat up to 160 degrees Fahrenheit, a complete range for laundry, bath, or any other use.

Can Be Connected to Heating Plant or Kitchen Range

If desired you can operate this hot water supply tank as an auxiliary to your heating plant or kitchen stove in the winter time. In the warm spring and summer months it can be again easily turned into an efficient individual unit.

Selecting the Right Size—Coal-Burning

30 gal.—For small homes: one bathroom and kitchen.
40-50 gal.—For medium sized homes: one bathroom, kitchen, and laundry.
60 gal.—For larger homes: one or two baths, kitchen, pantry; duplex apartments.
80-100 gal.—For largest homes, three or four baths.

Complete Instructions for Installing are supplied on durable plates which are part of the regular and permanent Arco Tank equipment.

Selecting the Right Size—Gas-Burning

20 gal.—Small homes: one bath and kitchen.
25-30 gal.—Medium sized homes: one bath, kitchen, and laundry.
35-40 gal.—Larger homes: one or two baths, kitchen, laundry; duplex apartments.
45 gal.—Meets highest demands for hot water in large size homes.

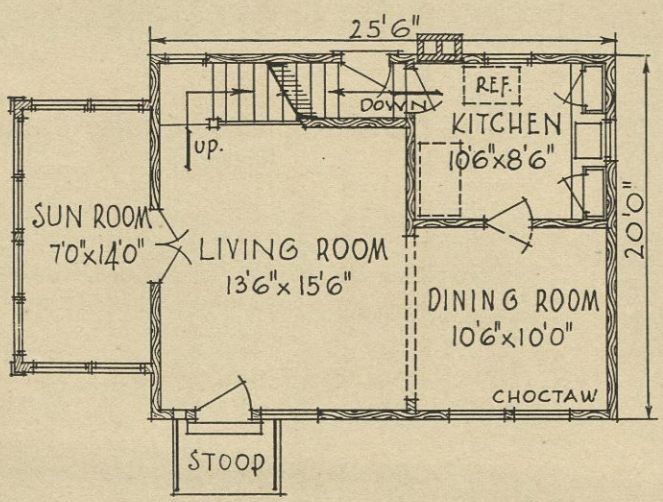
The American Radiator Company has arranged so that all Arco Tanks for Hot Water Supply can be purchased on the Partial Payment Plan with only a small down payment and the balance in easy installments.

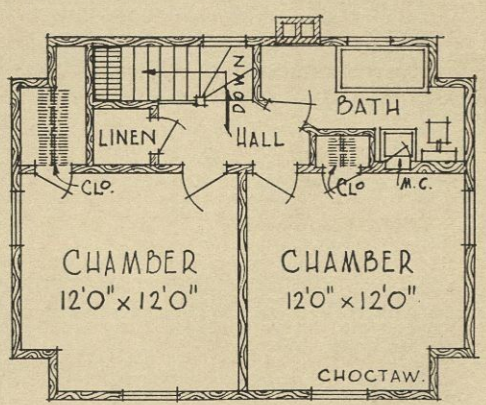
Size 25′6″ x 20′0″

5 Rooms, Bath and Sun Room

The CHOCTAW

THE Dutch Colonial style is advantageously adaptable to the small home. An expansive living room, and a generous sun room are features to be considered. Space saving closet fixtures are employed giving more space and neater closets.

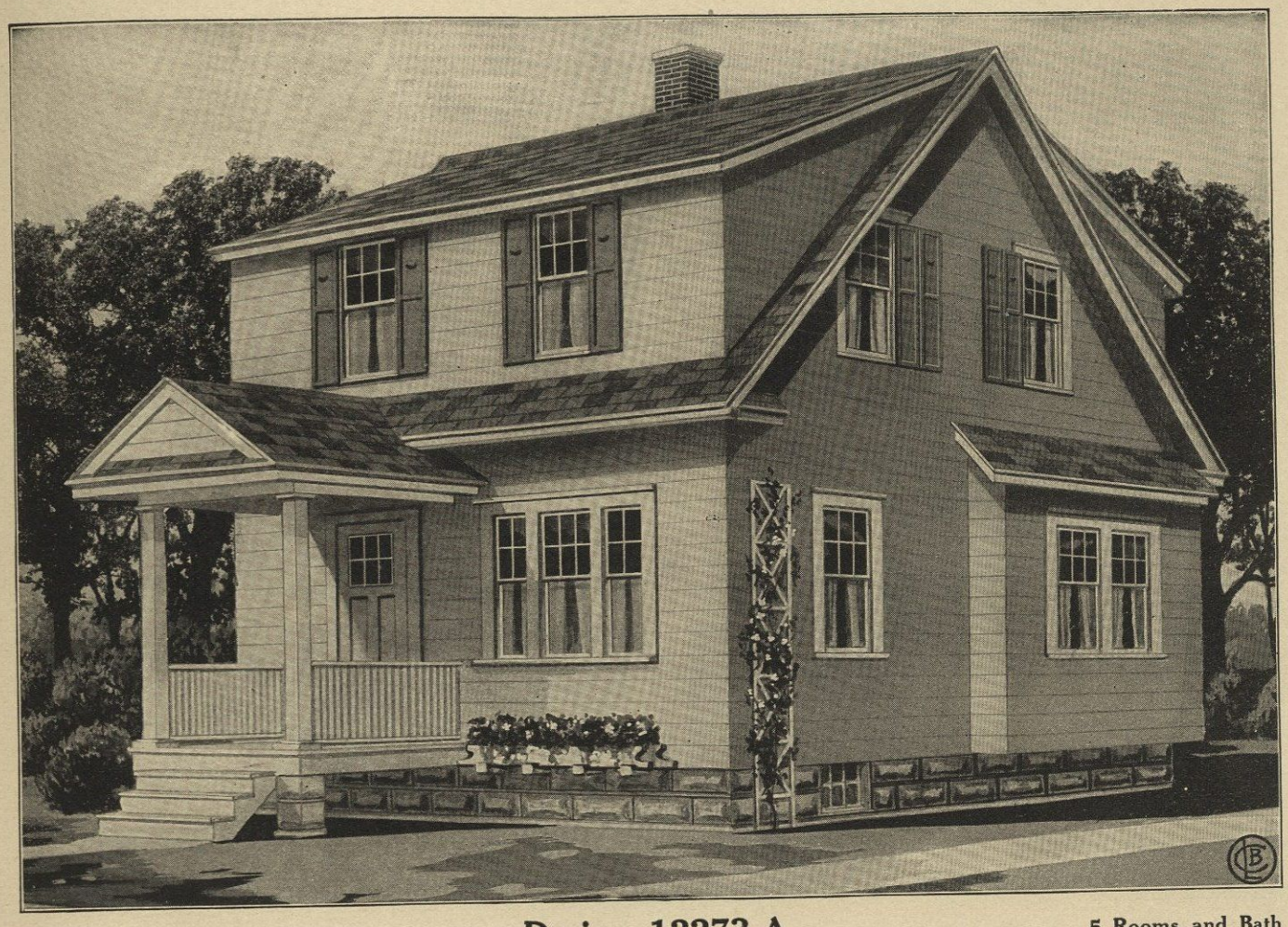




DIMENSIONS

Width over all	35′ 6″
Depth over all	25′ 6″
Ceiling height, first floor	9′ 0″
Ceiling height, second floor	8′ 6″
Height of basement	7′ 0″

Insulate Homes are made much warmer and quieter, and a decided saving in fuel is effected by the use of proper insulation. It deserves careful consideration.

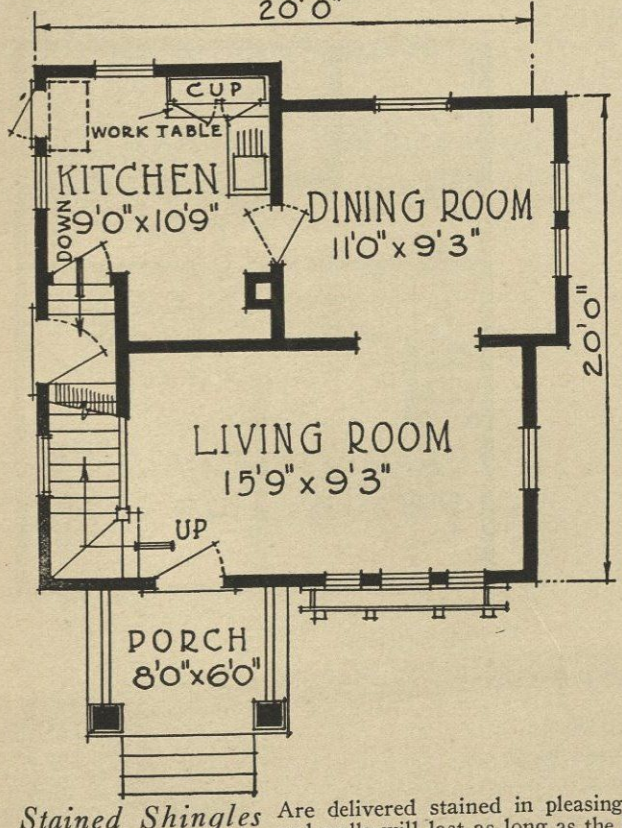


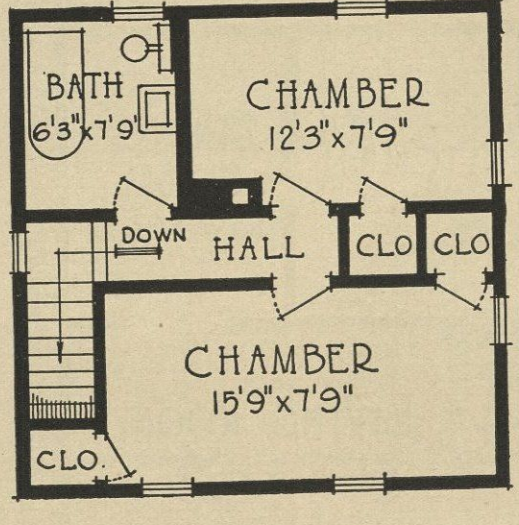
20 Ft. Wide x 20 Ft. Deep

Design 12273-A

5 Rooms and Bath

HERE is a pleasing type of home—compact, conveniently arranged and comfortable. It is economically designed to rest upon a foundation 20 feet in width by 20 feet in depth, yet it provides five well lighted, airy rooms. People who realize the merits of this home will no doubt give it their careful consideration.

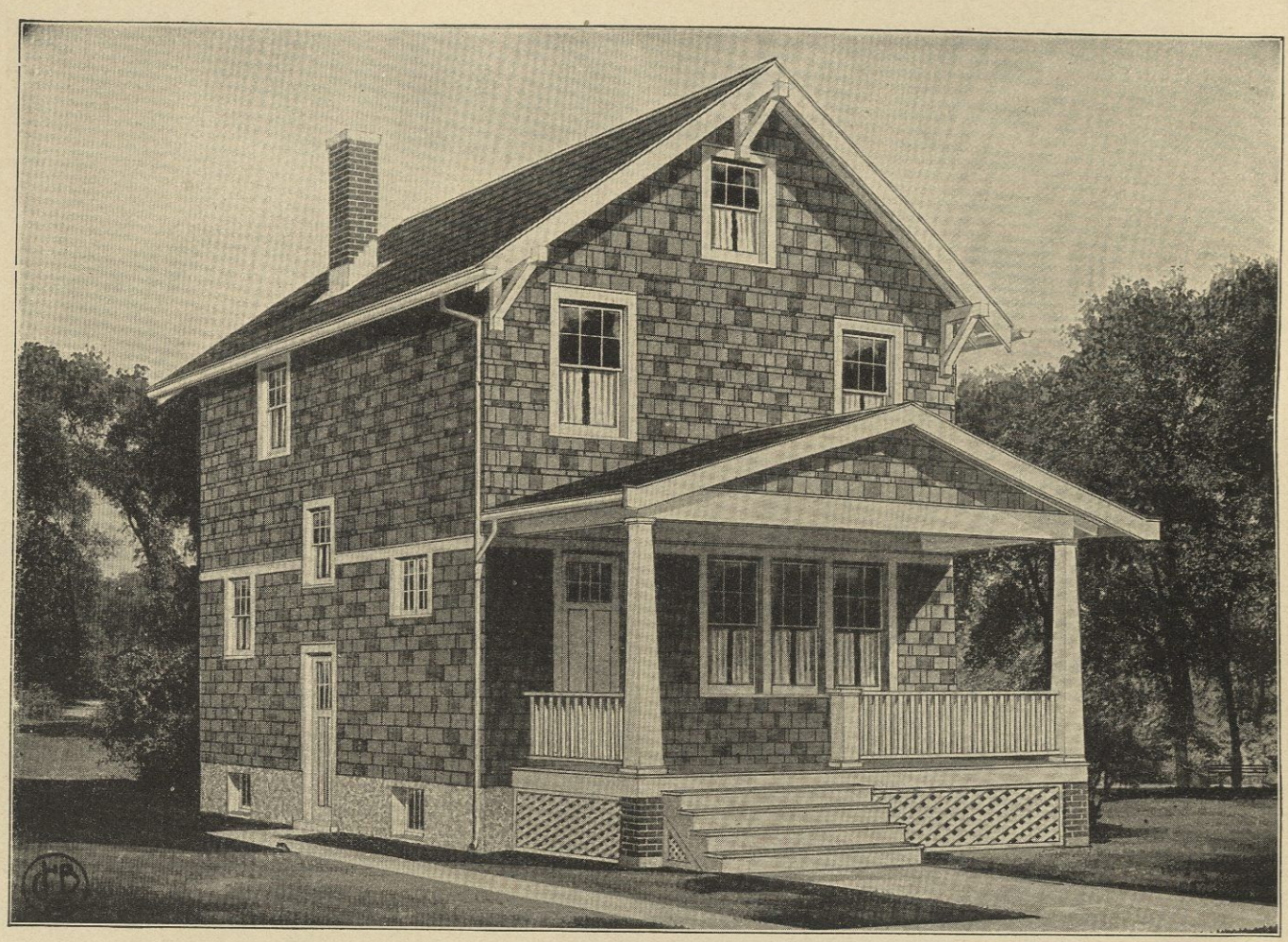




DIMENSIONS:

Width Over All	**24′ 0″**
Depth Over All	**31′ 0″**
Ceiling Height, First Floor	**8′ 6″**
Ceiling Height, Second Floor	**8′ 0″**
Height of Basement	**7′ 0″**

Stained Shingles Are delivered stained in pleasing colors as may be selected and all ready to lay without waste. Roof and walls will last as long as the building itself.

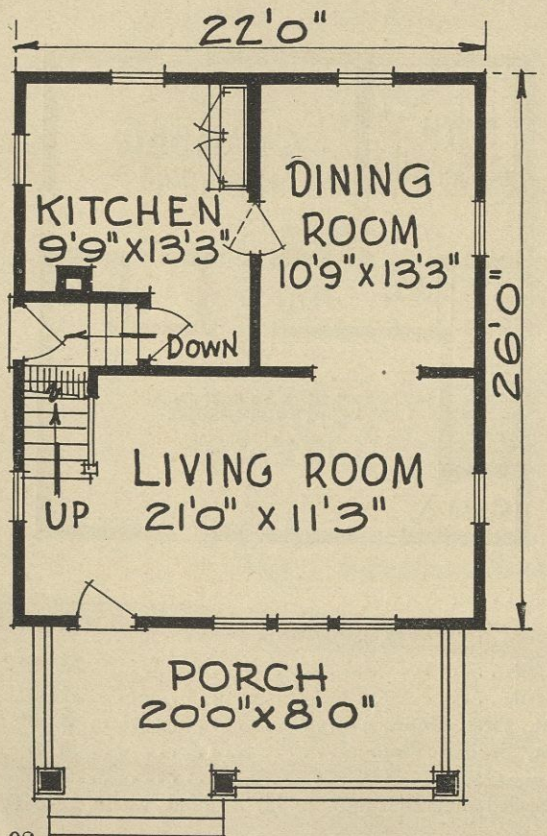


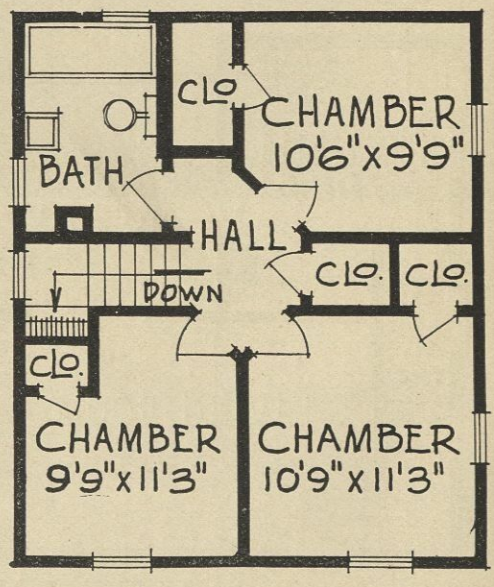
22 Ft. Wide x 26 Ft. Deep

Design 12851-A

6 Rooms and Bath

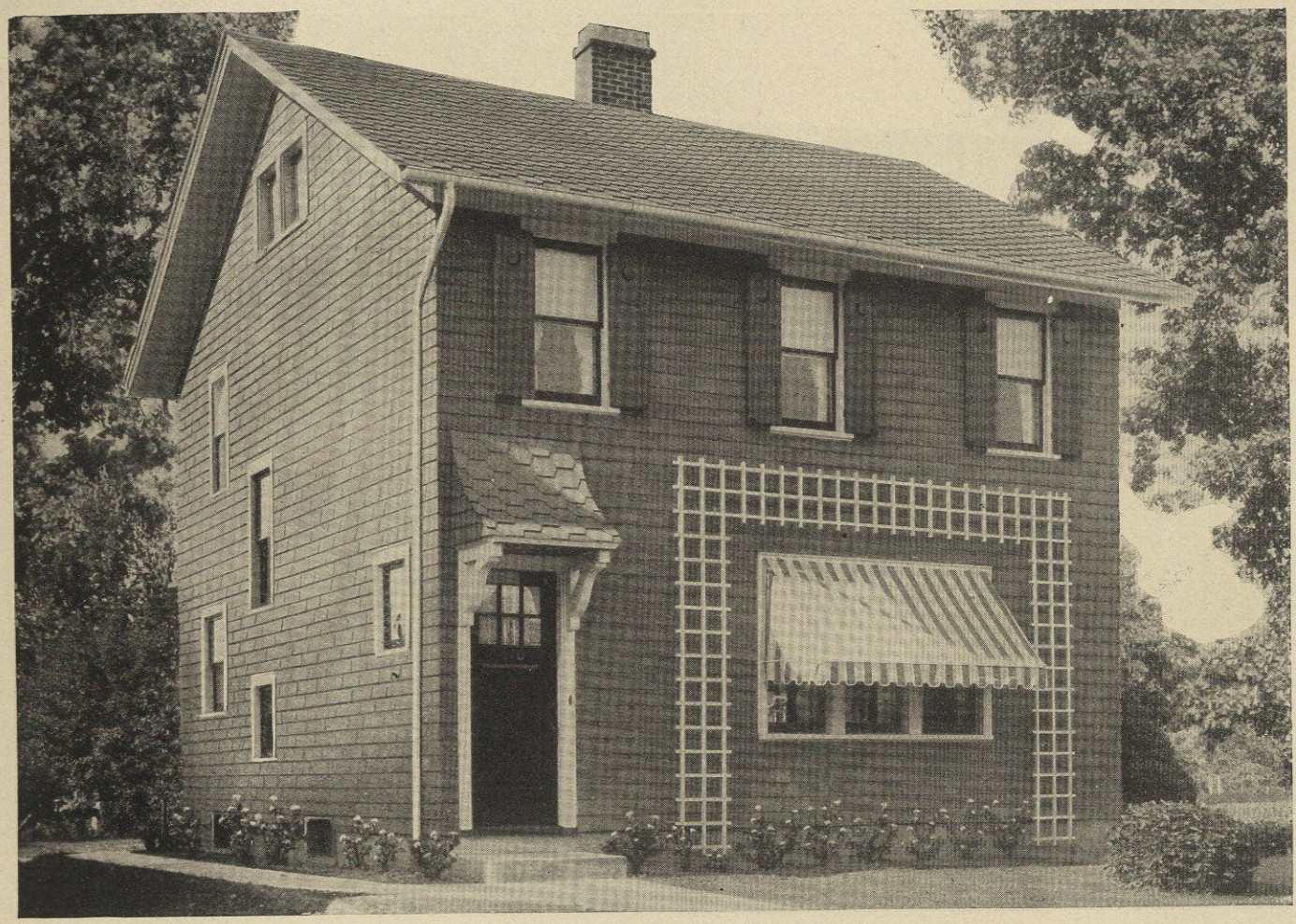
IN this design you see a home that is justly popular because it is roomy, as well as economical, although the size is modified to permit the greatest economy of materials. Herein is full measure of home comfort. All rooms are large, convenient and provided with plenty of healthful light. Whether you are building a home to live in or for investment, here is a house that will answer every requirement at a very low cost.





DIMENSIONS:

Width Over All	25' 3"
Depth Over All	39' 3"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	7' 6"
Height of Basement	7' 0"

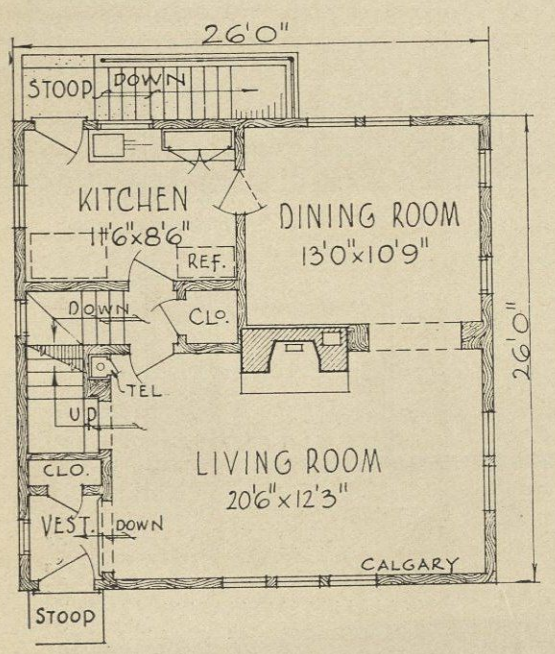


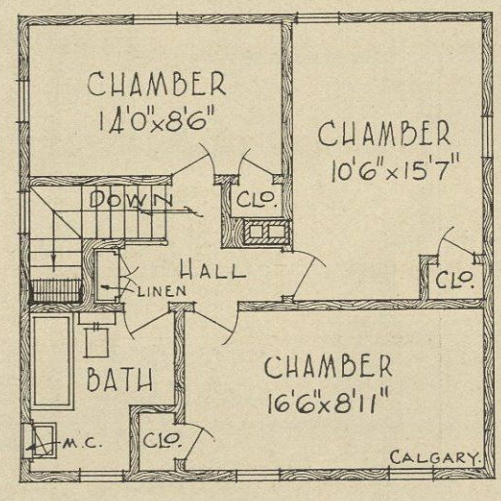
Size 26'0" x 26'0"

6 Rooms and Bath

The CALGARY

THIS beautiful picture tells its own story. Modern in every respect. Careful study of the interior shows large rooms all laid out in a convenient manner.





DIMENSIONS

Width over all	30' 6"
Depth over all	33' 0"
Ceiling height, first floor	8' 6"
Ceiling height, second floor	8' 0"
Height of basement	7' 0"

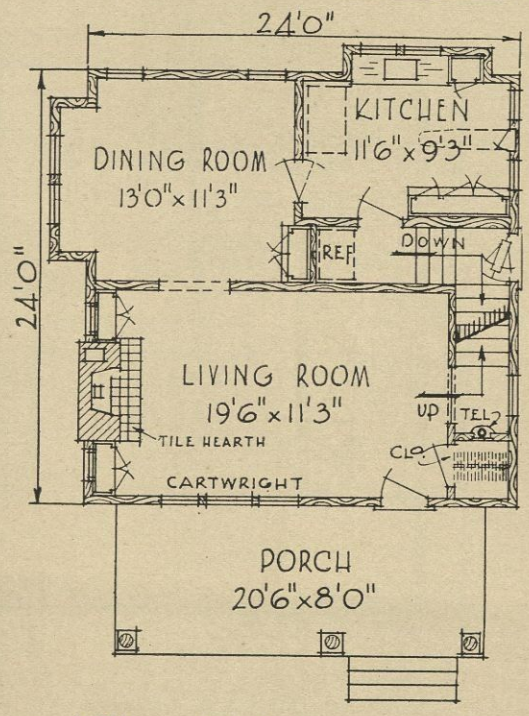
Sleeping Porch A very desirable and practical improvement to the home is the popular sleeping porch. We are always at your service.

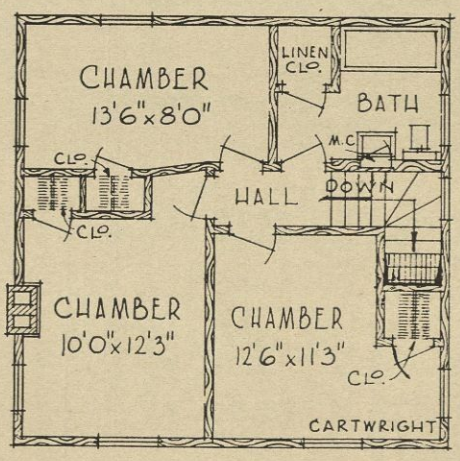
Size 24'0" x 24'0"

6 Rooms and Bath

The CARTWRIGHT

THIS illustrates one of the most popular types of American homes. The interior arrangement provides for a built-in telephone cabinet, adjustable clothes hangers, rear door package receptacle and many other modern conveniences.

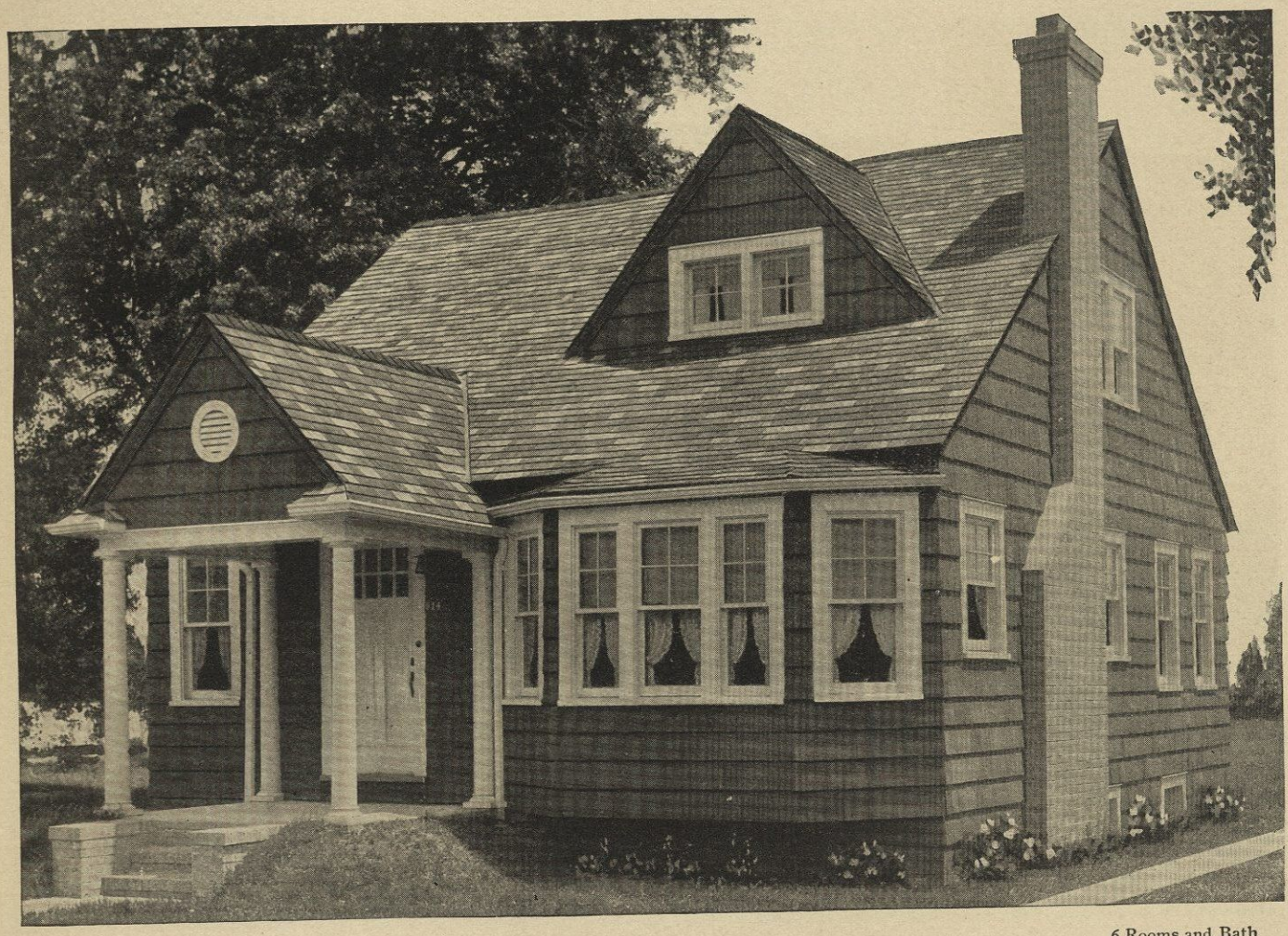




DIMENSIONS

Width over all	29' 6"
Depth over all	37' 3"
Ceiling height, first floor	8' 6"
Ceiling height, second floor	8' 0"
Height of basement	7' 0"

Reversed Plans We furnish extra blueprints and information for reversing the plans to meet requirements.

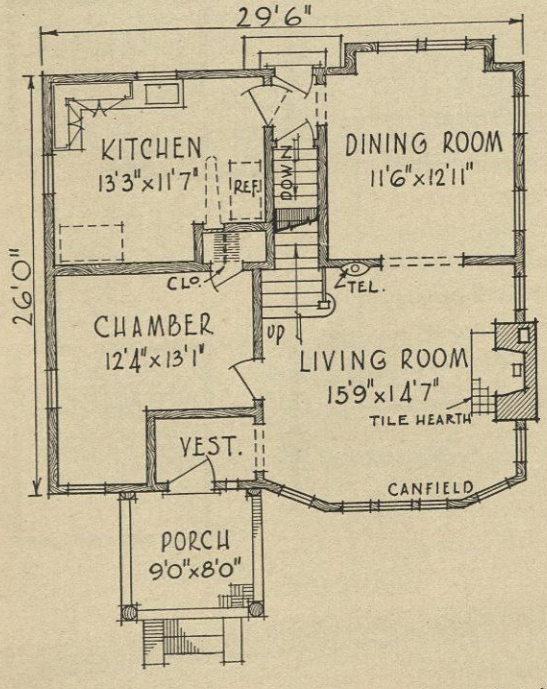


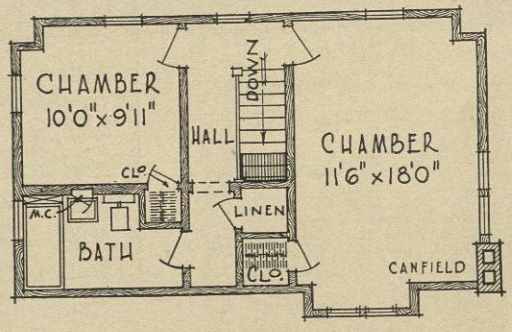
Size 29'6" x 26'0"

6 Rooms and Bath

The CANFIELD

POSSESSING the beauty of an expensive home the "Canfield" offers all to be desired in a bungalow. Furthermore, the cost is moderate. Such modern accessories as built-in telephone cabinet, ironing board, plenty of closets with adjustable clothes hangers, and built-in mail box are to be found.

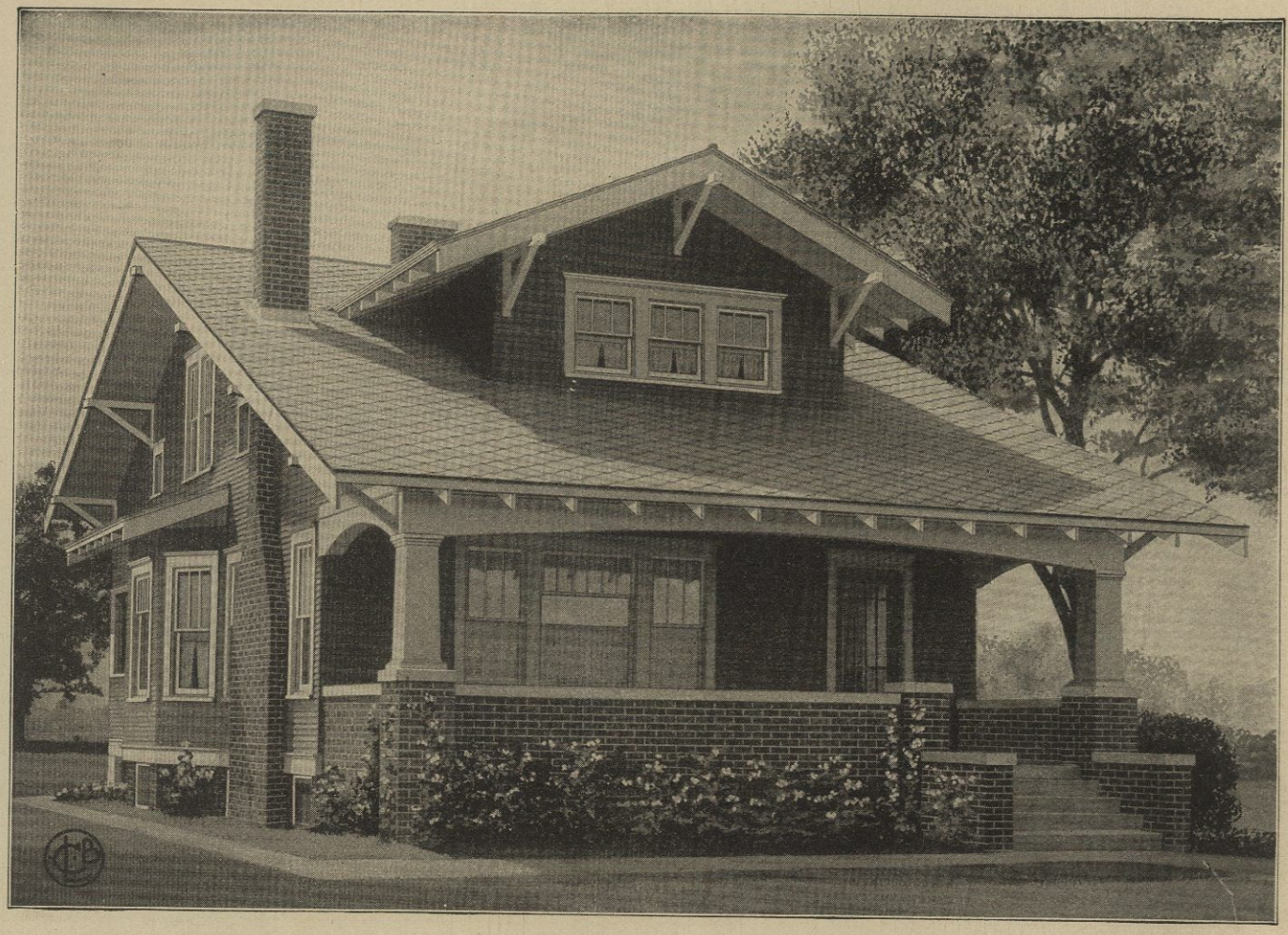




DIMENSIONS

Width over all	30' 6"
Depth over all	38' 6"
Ceiling height, first floor	8' 6"
Ceiling height, second floor	8' 0"
Height of basement	7' 0"

Plans for Corner Lot If the home you select is not already suitable for a corner lot, a few simple changes usually are sufficient. We will show you how.

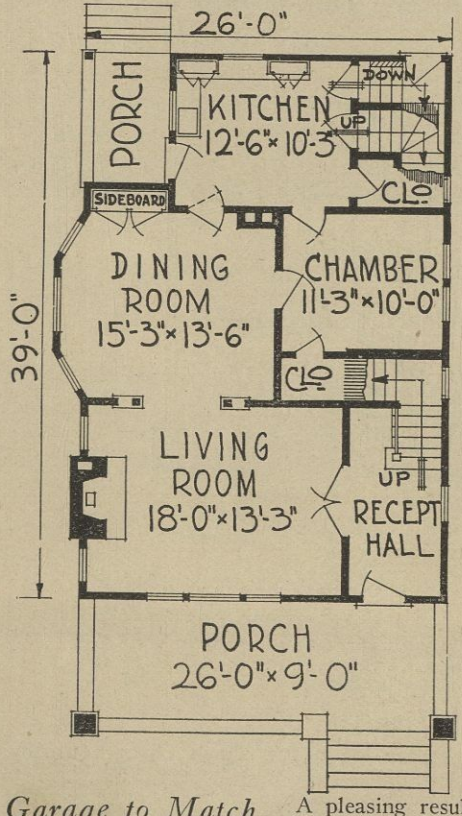


26 Ft. Wide x 39 Ft. Deep

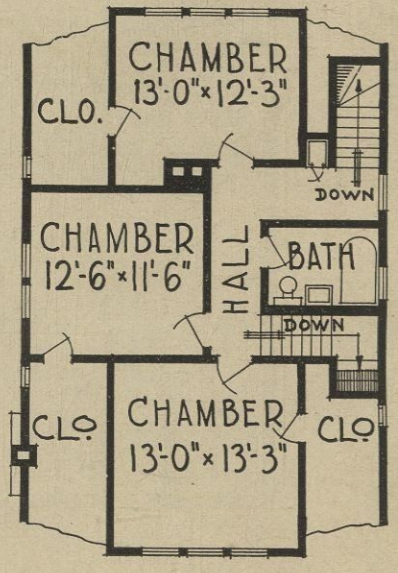
Design 11637-A

7 Rooms and Bath

PEOPLE'S thoughts, deeds, their very being are tremendously affected by their immediate atmosphere. Living in a home of beauty and airy freedom like the above cannot help but heighten one's personality and provoke the very best with him.



At a nominal cost we can make any changes desired in this plan or in any other plan in this book in which you are interested. Tell us your wants so we can serve you.



DIMENSIONS:

Width Over All	**32′ 6″**
Depth Over All	**55′ 8″**
Ceiling Height, First Floor	**9′ 0″**
Ceiling Height, Second Floor	**8′ 0″**
Height of Basement	**7′ 0″**

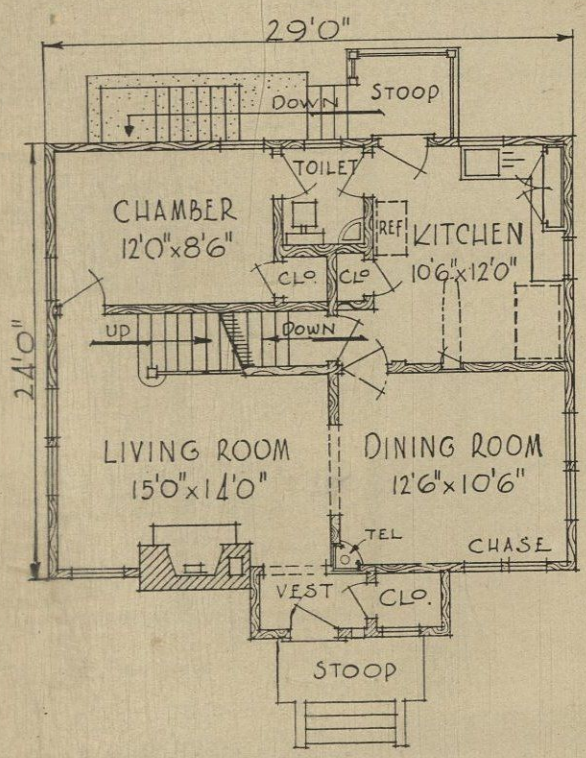
Garage to Match

A pleasing result is always obtained when the garage is designed to match the home. It costs no more. We are always glad to demonstrate.

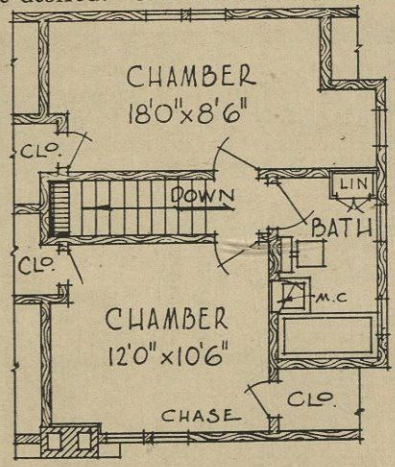
Size 29'0" x 24'0"

6 Rooms and Bath

The CHASE



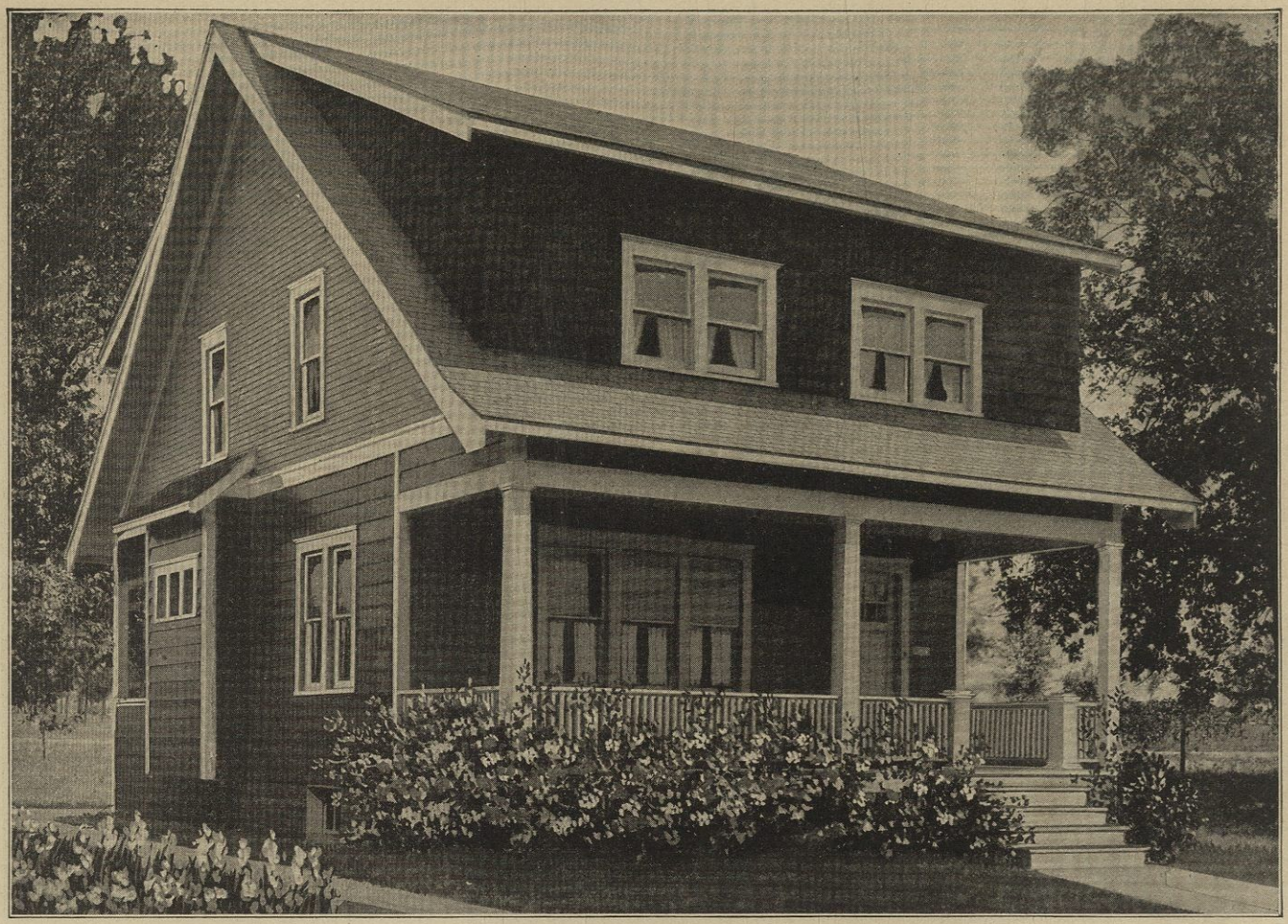
FROM the standpoint of investment, and for the joy of owning beautiful things, the "Chase" is a good buy. Comfortable within, decorative without; it offers all to be desired. One of the main features is the toilet on first floor.



DIMENSIONS

Width over all	30′ 0″
Depth over all	39′ 0″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

Quick Delivery Realizing that much depends upon the service rendered by the material dealer, we established a quick delivery service. We furnish material as needed and as the building progresses.

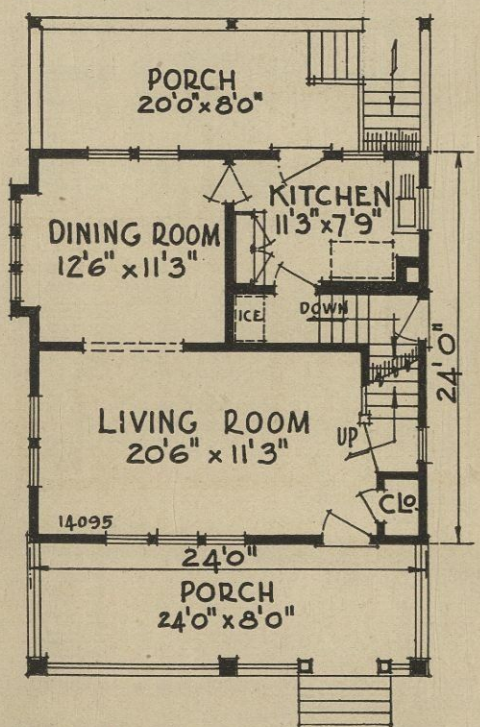


24 Ft. Wide x 24 Ft. Deep

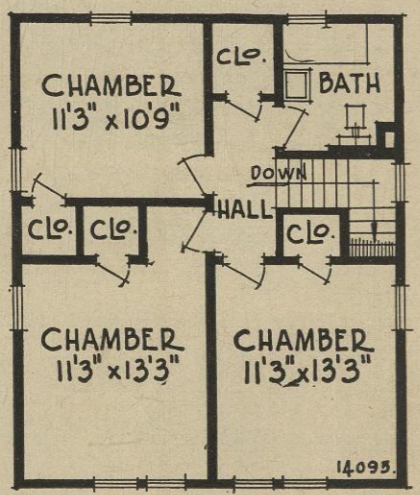
Design 14095-A

6 Rooms and Bath

A HOME is an investment for one thing and the home builder should never forget it. He saves the money which would go for rent and pays it on his home which protects his family. People who are alert and ready to act can most always find ways of financing the erection of their own homes.



Build a salable home such as illustrated in this book —thus protecting your investment.



DIMENSIONS:

Width Over All	29' 0"
Depth Over All	45' 6"
Ceiling Height, 1st Floor	9' 0"
Ceiling Height, 2nd Floor	8' 0"
Height of Basement	7' 0"

Complete Service By our term service, we mean effective and interested co-operation with the Home Builder in attaining his object.

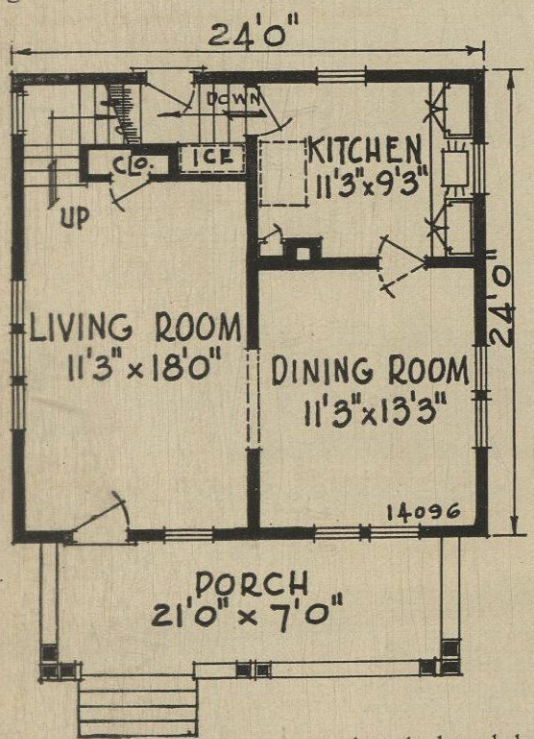
24 Ft. Wide x 24 Ft. Deep

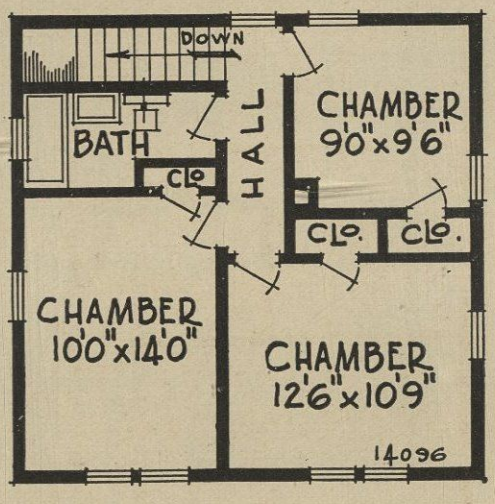
Design 14096-A

6 Rooms and Bath

COMFORTABLE homes of the square type offer most space for capital invested. The architect has never sacrificed beauty and comfort to efficiency, however, as you can readily see in studying the picture and plan.

There is something substantial and imposing about the above home. The square lines, the groups of columns and the generous porch probably account for it.

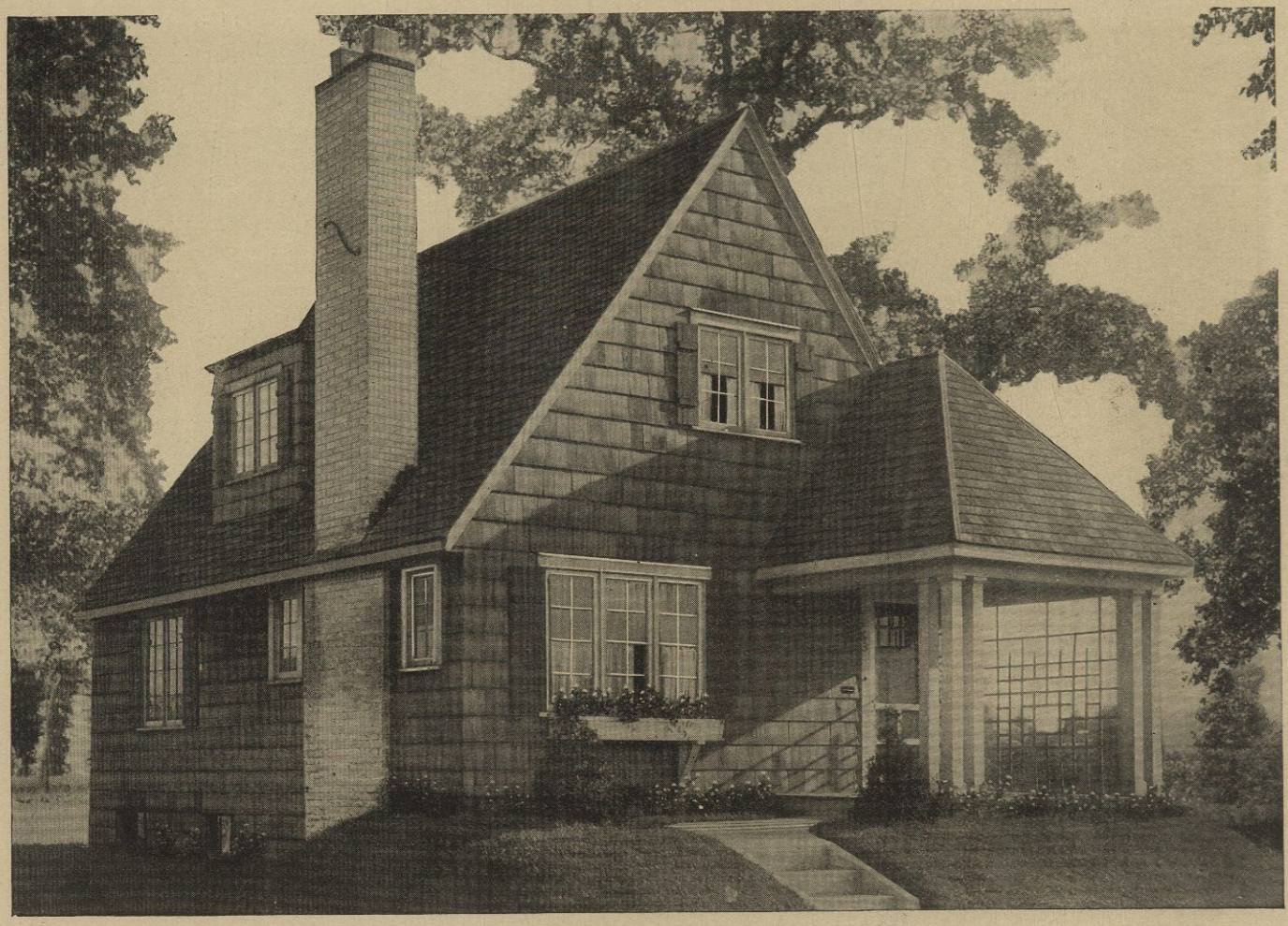




DIMENSIONS:

Width Over All	28' 6"
Depth Over All	36' 0"
Ceiling Height, First Floor	9' 0"
Ceiling Height, Second Floor	8' 6"
Height of Basement	7' 0"

Consult Us Experience and trade knowledge enables us to give our patrons unexcelled service in selecting proper materials, practical plans and gives them much useful building information.

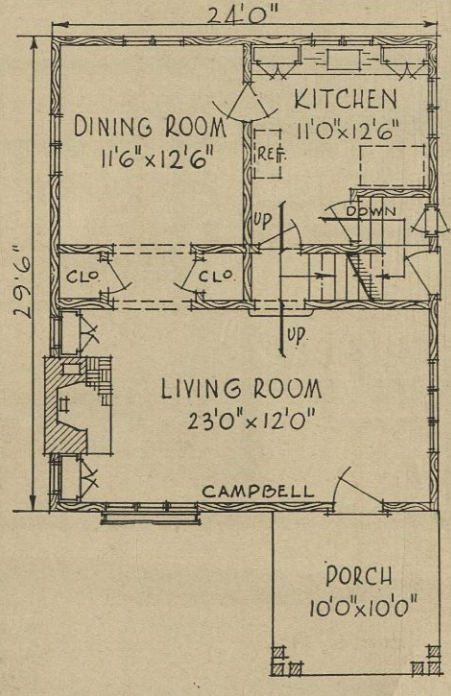


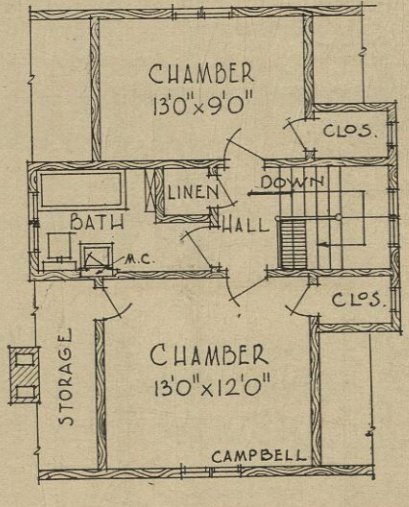
Size 24′0″ x 29′6″

5 Rooms and Bath

The CAMPBELL

A SHINGLED home with an exceptionally attractive entrance. The inside is commodious and remarkably convenient for easy housekeeping. Moderate in price, it is the perfect home for newlyweds or small families.





DIMENSIONS

Width over all	27′ 0″
Depth over all	42′ 6″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

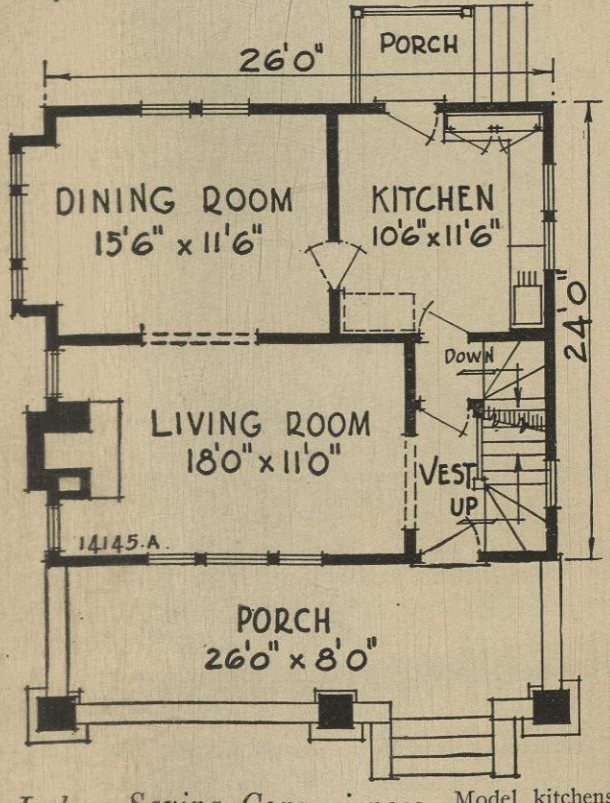
Over 1,000 Other Designs If you cannot find a home in this book to meet your requirements let us know as we have hundreds of other modern designs for your selection.

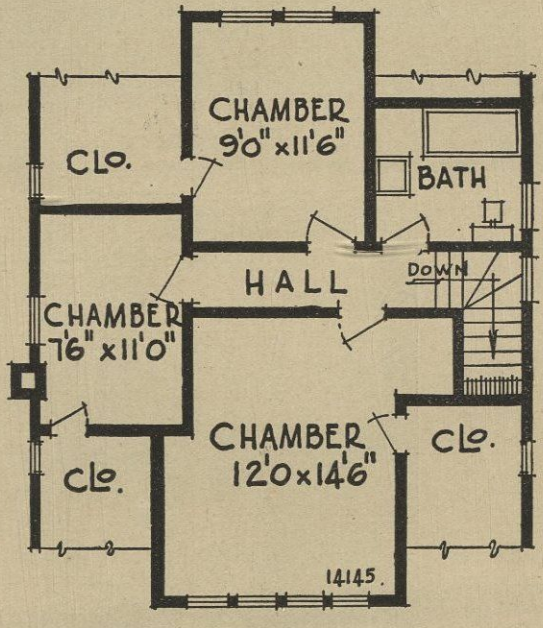
26 Ft. Wide x 24 Ft. Deep

Design 14145-A

6 Rooms and Bath

FROM the moment you enter the door you are enchanted with this home. From the vestibule you enter the long sweeping living room with its booming fireplace at the opposite end. Thence into the sunny dining room and white, compact kitchen. Upstairs—well wander at will and judge for yourself.





DIMENSIONS:

Width Over All	**32′ 9″**
Depth Over All	**40′ 6″**
Ceiling Height, First Floor	**9′ 0″**
Ceiling Height, Second Floor	**8′ 0″**
Height of Basement	**7′ 0″**

Labor Saving Conveniences Model kitchens, charming breakfast nooks, built-in furniture, dumb waiters and other conveniences can be incorporated in any design to suit the builder.

The Joy and Economy of Beautiful and Efficient Plumbing

The Wheeling Sanitary Mfg. Co., of Wheeling, W. Va., manufacture a complete line of plumbing equipment including Water Closet Bowls, Flush Tanks, Lavatories, etc., of Vitreous China; Bath Tubs, Lavatories, Laundry Trays, Drinking Fountains, Kitchen Sinks, Urinal Stalls, etc., of Semi-Vitreous Porcelain; Bath Tubs on feet and on base, Lavatories, Kitchen Sinks, and the Combination Bath of Enameled Iron. On this page and the next you will find some examples of this superior plumbing illustrated and described.

The two essential qualifications to keep in mind when selecting your plumbing are beauty and efficiency. It should be beautiful, not only for your own satisfaction, but because the bathroom and kitchen are two of the main show rooms in the modern house or apartment. It should be efficient because plumbing is your most useful servant. Constant repairs are not only annoying but costly, so be sure and specify the best.

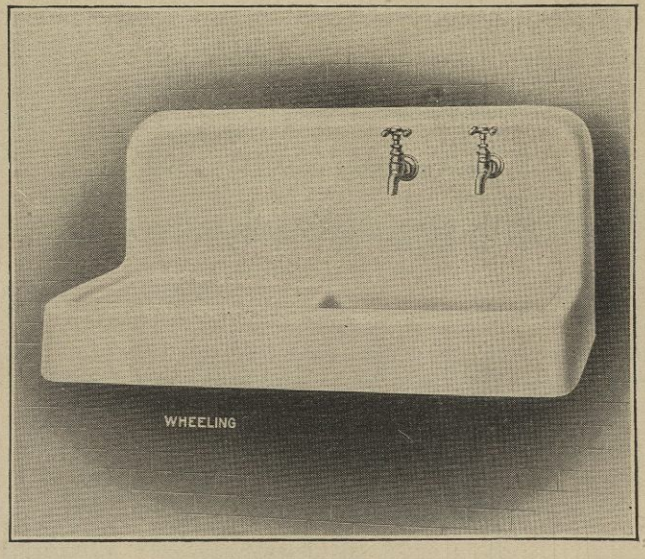


Plate 328-E
Enameled Iron. One-piece Kitchenette Sink. 42 x 20 inches.

Plate 128-E
Vitreous China. Reverse Trap Syphon Action Water Closet Combination.

For the all-white bathroom the fixtures illustrated below are most suitable.

Plate 126-E
Vitreous China. Syphon Jet Water Closet Combination. High class all-white trimmings. Silent in action.

Plate 86-E and 101-E
Semi-Vitreous Porcelain or Vitreous China Lavatories. 18 x 20 inches and 20 x 24 inches.

The items illustrated on this page are but a few examples of our complete plumbing line. We manufacture everything that will enable you to have the perfect bathroom and kitchen. For booklet illustrating and describing our products address

Wheeling Sanitary Manufacturing Co.
Wheeling, W. Va.

The Combination Bath

The COMBINATION BATH is an entirely new departure in the development of modern sanitary comfort, comprising, as it does, a SEAT, FOOT, SHOWER and CHILD'S bath, all in one.

It possesses many essential common sense features not found in any other types. For instance, it is more comfortable and less wasteful of water; it is possible to bathe and treat the feet without the removal of all clothing, by having only a small amount of water in the foot section. The ledges on the end and both sides of the foot section enable one to treat the feet conveniently, while the dimensions of the foot section allow ample space for the feet when standing or sitting. The mother or maid can bathe a child in comfort under ideal conditions. The child can be bathed on the seat section, and then, if desired, dipped in the water filled foot section.

Remember, when you are considering the length of the COMBINATION BATH in comparison with other kinds or styles, that you do not assume a half reclining position when using the COMBINATION BATH, but instead a sitting position; so that your length from knee down does not count in the length of the space required as it does when using the ordinary bath; also that the uncomfortable, cramped position assumed in the latter case is entirely removed and supplanted by a natural, comfortable posture, such as experienced when sitting in an easy, comfortable chair with just as much room in every direction as a person would have in using the ordinary bath of greater length.

Furthermore, when the COMBINATION BATH is used as a shower bath it is equal to any standard type shower receptor. The arrangement of the seat and foot bath permits the taking of a head or body shower bath, the latter without wetting the hair. This recommends it, and is a feature which should not be too lightly regarded; in fact, we strongly recommend installation of showers in connection with the COMBINATION BATH.

In planning bathrooms, space saving is ofttimes a most important problem, which can be readily and satisfactorily solved by the adoption of the COMBINATION BATH. This is all accomplished without encroaching on the space required for persons weighing as much as 250 pounds to an extent that comfort is sacrificed in any degree.

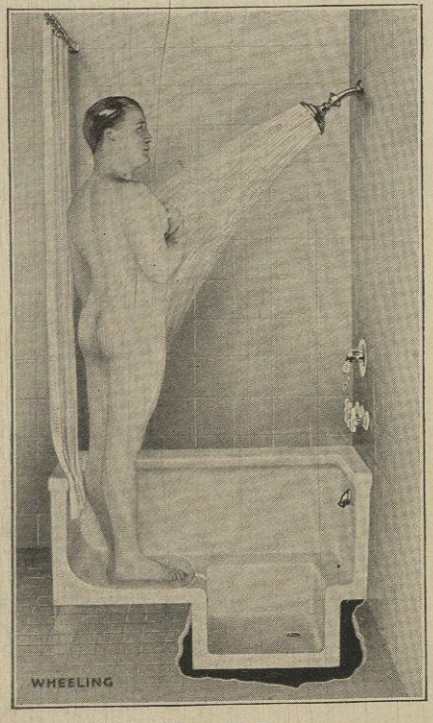


Plate 30-E

Semi-Vitreous Porcelain Ware., 44 x 30 inches to tile in right or left hand corner, or in recess. Glazed white all sides. Only one size made.

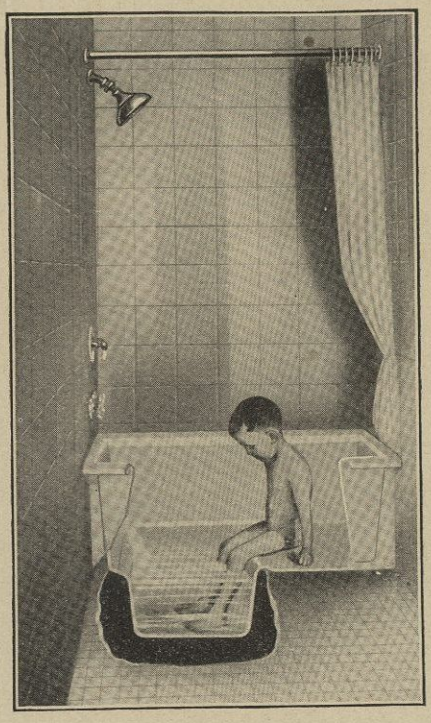


Plate 10-E

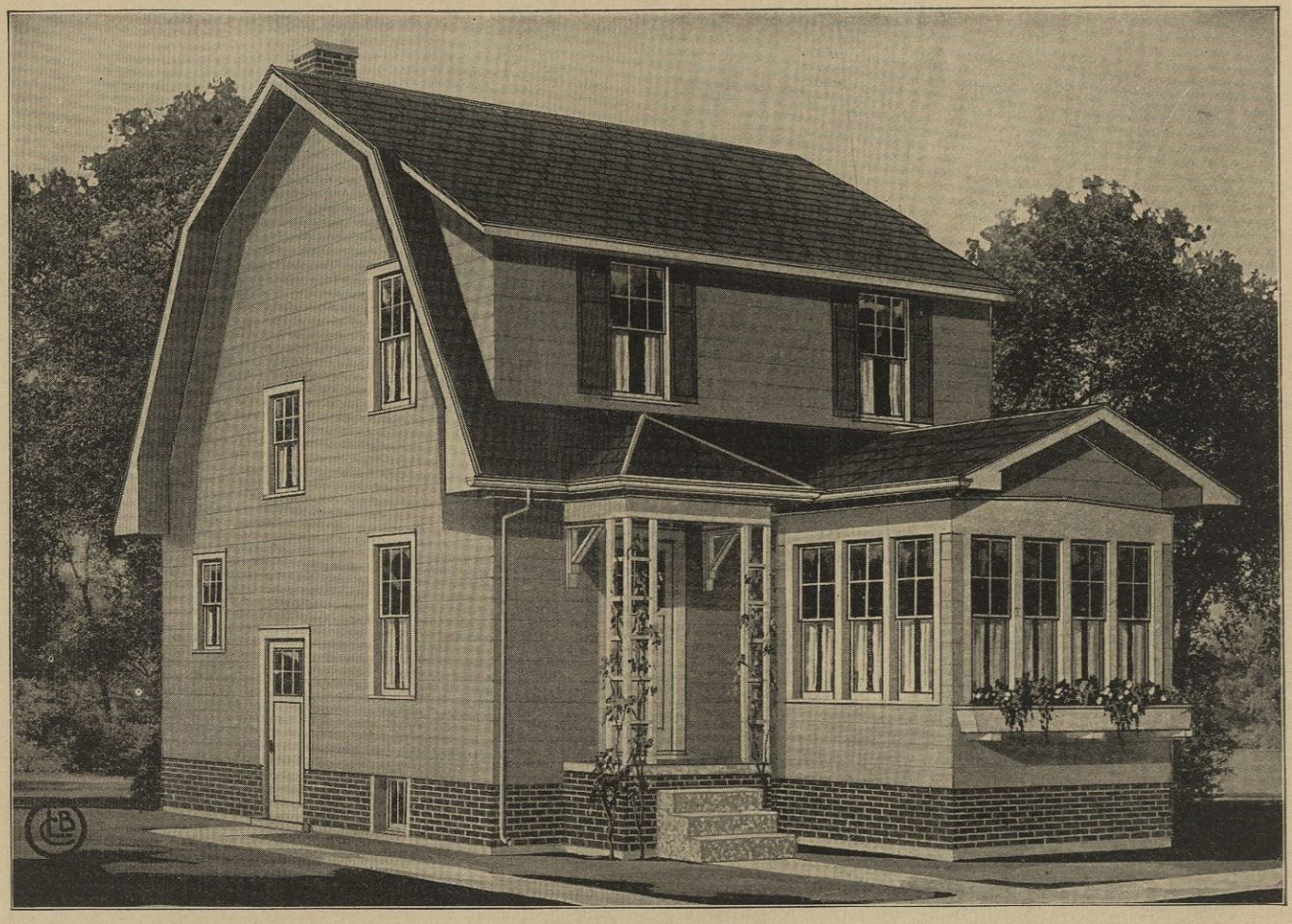
Enameled Iron Ware, 44 x 30 inches to tile in recess, only. Enameled white front. Waste in foot section either right or left hand end. Only one size made.

Thos. R. Bishop, Architect, 35 S. Dearborn St., Chicago, Ill., says: "In response to your recent verbal inquiry as to what prompted me to specify and have the forty Plate 10-E Combination Baths installed in the Mira-Mar Hotel, located 6222 Woodlawn Ave., Chicago, the early part of 1925, would say that I recognized that this bath would enable me to effect a considerable saving in space without at the same time sacrificing in any degree the essential factors so necessary to a well equipped bathroom. I am pleased to be able to say that this faith in the Combination Bath was not misplaced. The best evidence I can furnish to substantiate this statement is to cite the fact that the hotel is now being enlarged, and an additional sixty Combination Baths will be installed; whereas the regulation 5-foot bath, of which there was a considerable number installed in the original building will be omitted. Furthermore, and for your future guidance, would say that I am specifying, and there will be installed, about one hundred of the Combination Baths in a hotel to be built this year at Lake Park Avenue and 46th St., this city."

Wm. T. Lackey, Manager Hotel Mira-Mar, Chicago, states: "I confess having entertained some misgivings at the outset as to how the average guest would like the Combination Bath. However, this uncertainty was soon dispelled, and I was fully reassured that we had made no mistake in equipping such rooms as we did with them. As a matter of fact, the mistake we made was that we did not equip all the bathrooms with the Combination Bath and shower, instead of the regular baths that were used to a considerable extent. As you know, in the addition we are now making to the hotel all bathrooms will be fitted up with the Combination Bath. It goes without saying this would not be the case if we were not thoroughly satisfied that the Combination Bath is superior to any other type."

We have given a detailed description of the Combination Bath on this page. It is impossible, however, to give complete details of our full line of Plumbing Fixtures in such a small space. Please write us for descriptive booklet.

Wheeling Sanitary Manufacturing Co.
WHEELING, W. VA.

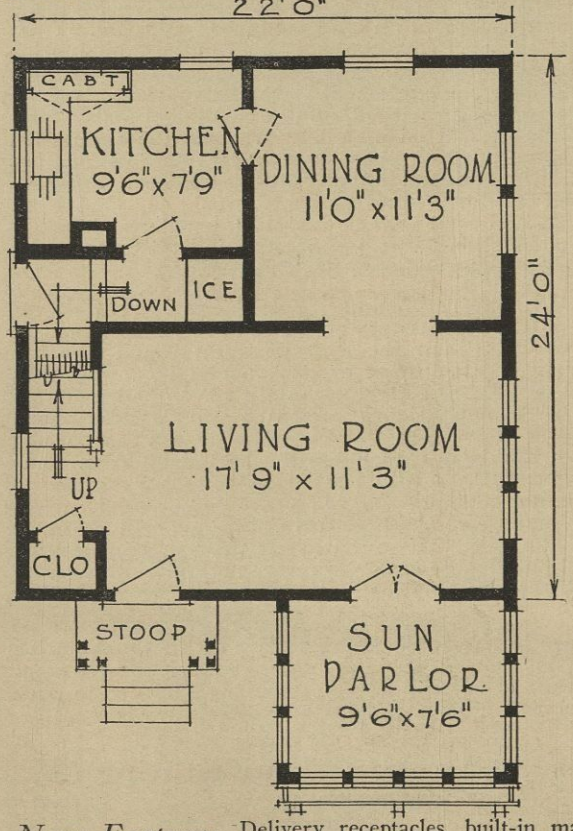


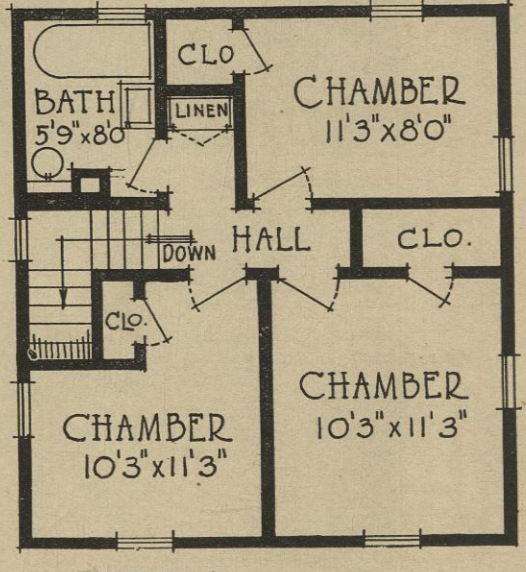
22 Ft. Wide x 24 Ft. Deep

Design 12280-A

6 Rooms, Bath and Sun Parlor

AT FIRST sight you'll admire the personality, dignity and charm of this modern colonial cottage. Aside from its pleasing exterior—its completeness, hospitable comfort and efficiency of interior arrangements magnify its inherent charm. The kitchen is complete in its appointments, which will please the woman of the house.

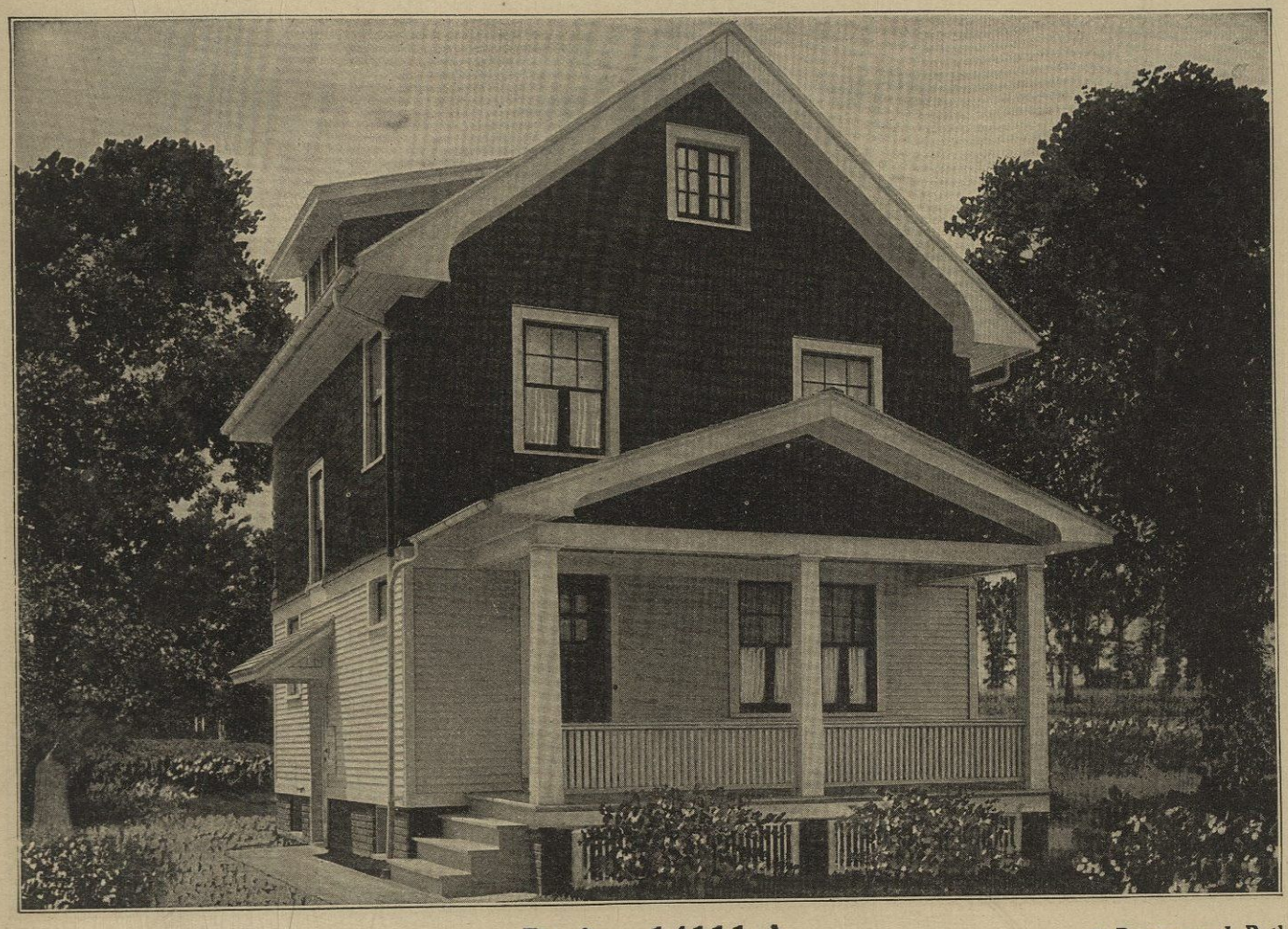




DIMENSIONS:

Width Over All	25' 0"
Depth Over All	35' 6"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"

New Features Delivery receptacles, built-in mail boxes, built-in telephone cabinets, kitchen ventilators, bath room wall heaters, laundry dryers and other new features can be economically installed in your new home.

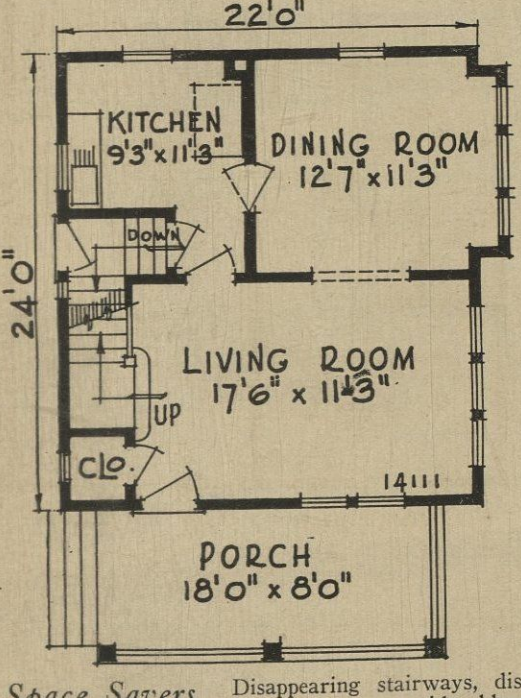


22 Ft. Wide x 24 Ft. Deep

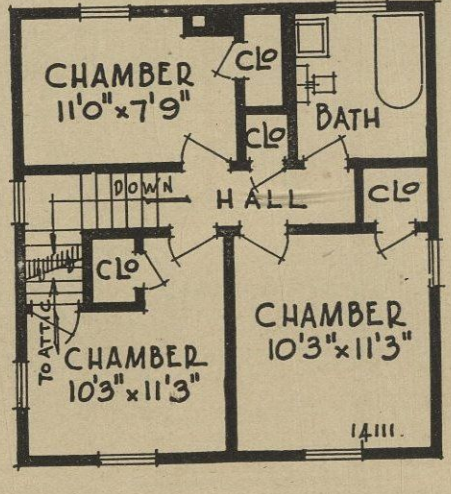
Design 14111-A

6 Rooms and Bath

A HOME like the above enables the owner to secure the most comfort at the least possible cost. All excessive details are to a great extent eliminated, yet this design is modern, pleasing and very substantial looking. The interior provides large, comfortable, well-lighted rooms, plenty of closets and a most convenient attic. The purchaser of this home will receive high value for his investment.



We are glad to serve you, so don't hesitate to call on us to help solve your building problems and show you the most economical way to build.



DIMENSIONS:

Width Over All	**26' 6"**
Depth Over All	**36' 0"**
Ceiling Height, 1st Floor	**8' 6"**
Ceiling Height, 2nd Floor	**8' 0"**
Height of Basement	**7' 0"**

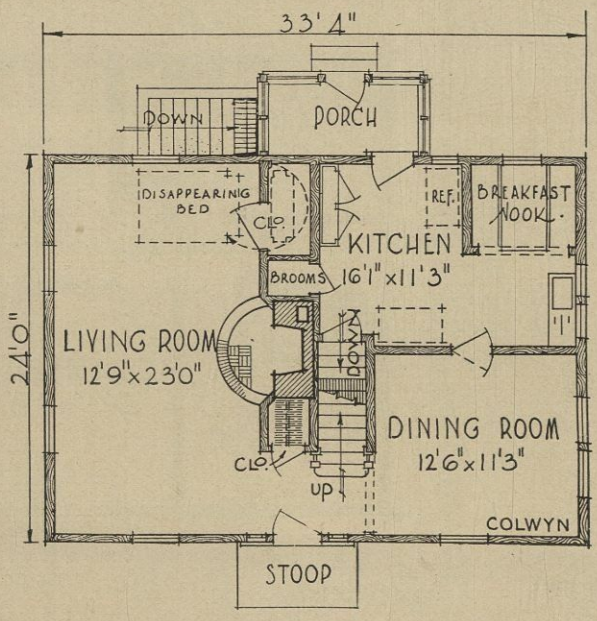
Space Savers Disappearing stairways, disappearing beds, space saving closet fixtures, built-in ironing boards and built-in furniture save considerable space, hence greatly reduce building costs.

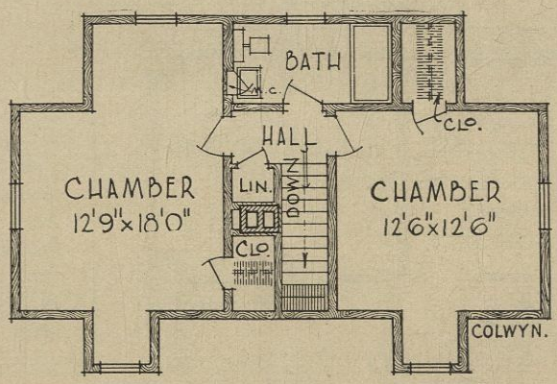
Size 33'4" x 24'0"

5 Rooms, Bath and Breakfast Nook

The COLWYN

SNUG and neat, a home that can suitably be placed in the open or tucked away in a clump of trees. It is replete with conveniences, such as a disappearing bed in the living room and space saving closet fixtures. The "Colwyn" is a pleasure to return to.





DIMENSIONS

Width over all	36' 0"
Depth over all	35' 0"
Ceiling height, first floor	8' 6"
Ceiling height, second floor	8' 0"
Height of basement	7' 0"

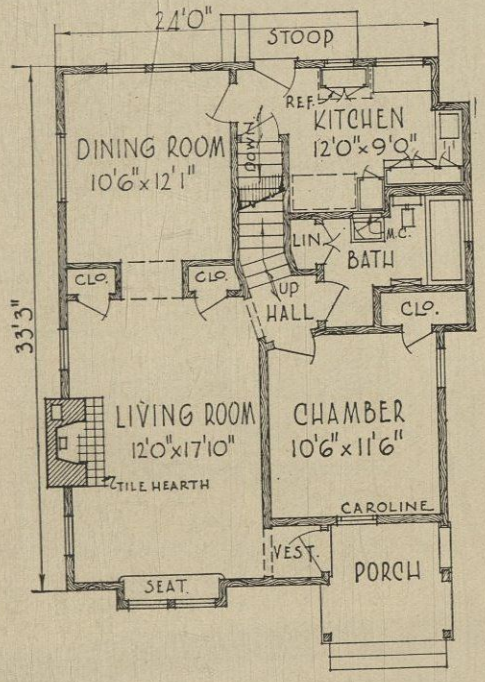
A Square Deal The greatest advertisers are satisfied customers secured by simple square dealing. We aim to make all our customers satisfied.

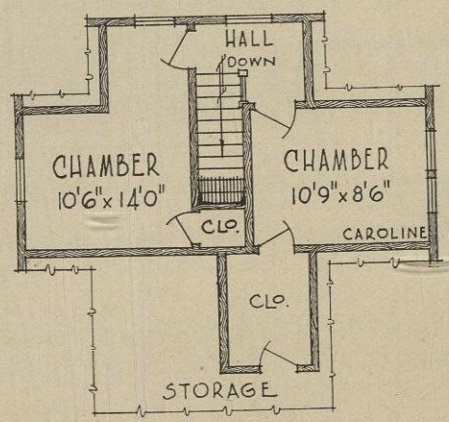
Size 24′ 0″ x 33′ 3″

6 Rooms and Bath

The CAROLINE

THE "Caroline" is a charming little home of six rooms. Such delights as cedar lined closets, window seat, kitchen and medicine cabinets are found. The use of different color stained shingles on the walls and roof makes it a beautiful picture.





DIMENSIONS

Width over all	28′ 0″
Depth over all	41′ 6″
Ceiling height, 1st floor	8′ 6″
Ceiling height, living room	10′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

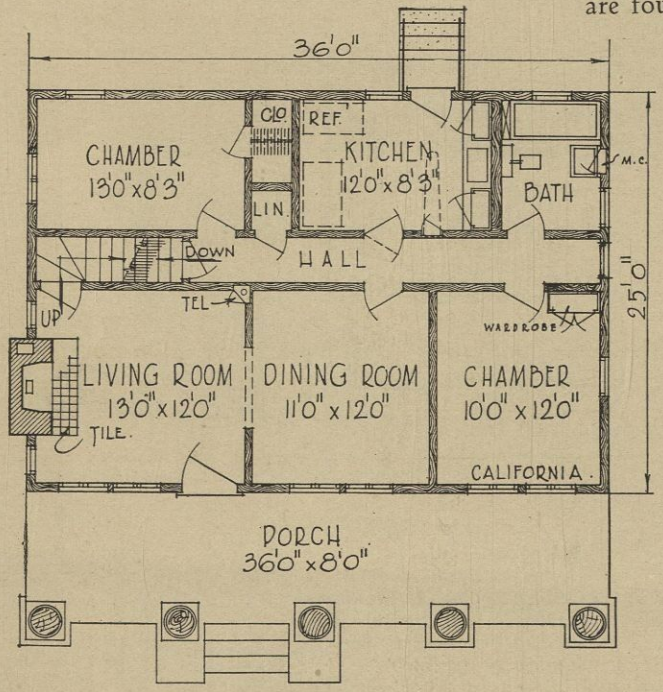
Plans Altered We gladly offer our assistance in any manner that will aid you in securing the exact revisions wanted for any design shown in this book.

Size 36′0″ x 25′0″

5 Rooms and Bath

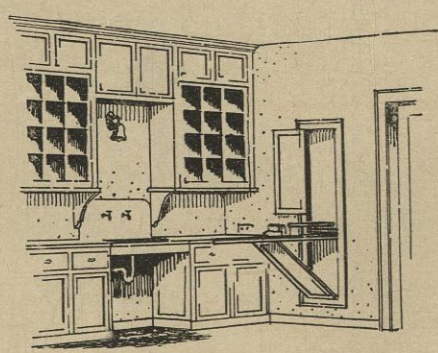
The CALIFORNIA

A THOUGHTFUL blend of siding and shingles. This home assures comfort and convenience, beauty and family happiness. One has only to look at the size and arrangement of rooms to be convinced of this. Built-in ironing board, telephone cabinet and adjustable clothes hangers are found.



DIMENSIONS

Width over all	44′ 0″
Depth over all	42′ 0″
Ceiling height	9′ 0″
Height of basement	7′ 0″



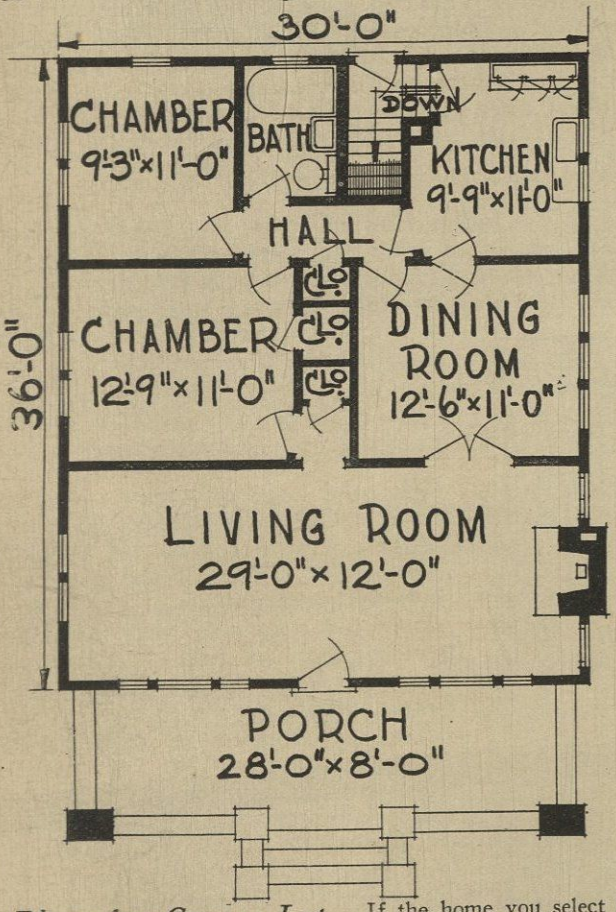
VIEW IN KITCHEN SHOWING IRONING BOARD AND BUILT-IN FURNITURE

Reversed Plans We furnish extra blueprints and information for reversing the plans to meet requirements.

30 Ft. Wide x 36 Ft. Deep

Design 12447-A

5 Rooms and Bath



THE beauty of this California bungalow lies in the simplicity of its lines and the low, broad roof with its wide overhanging eaves. The broad front porch, that spacious living room with its cheerful mantel, and the convenience offered by the general arrangement of rooms place this home in a class by itself. This type of design is a mark of progress in the art of home building.

Build by Our Scientific Method!

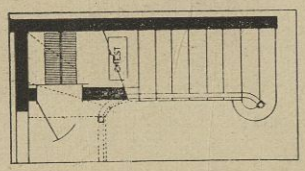
Take no chance when building your home, whether large or small. Homes erected by "rule of thumb" or "hit or miss" plans not only waste many of your dollars but frequently cost human lives and continued unhappiness.

DIMENSIONS:

Width Over All	**37′ 0″**
Depth Over All	**51′ 6″**
Ceiling Height	**9′ 0″**
Height of Basement	**7′ 0″**

Plans for Corner Lot If the home you select is not already suitable for a corner lot, a few simple changes usually are sufficient. We will show you how.

Notice how the beauty of this magnificent entrance hall is enhanced by the appearance of the clothes closet, with its K-V Fixture ready to receive the wraps of the family and their guests. No electric light is necessary—the K-V Fixture carries the coats into the light of the hall. Without the installation of the efficient K-V Fixture this space would be too small to be of any practical value as a proper receptacle for garments of any kind.



Modern Homes Demand Space Saving Clothes Closets

Clothes Closets of the Horrible Eighties

Clothes closets of yesterday! Remember? The door swung open, revealing a pit of cavernous darkness in which one groped for garments hung in blind disorder. Wrinkled! Shoes on the floor, hooks that were never quite decided whether to stay in the wall or collapse the moment a garment was placed on them! In the summer this large "roomy" closet was the happy home, incubator, and playground of moths, eating through Dad's flannels, through his Sunday suit at a strategic point, perhaps nibbling at mother's dresses—

Abuses Excused

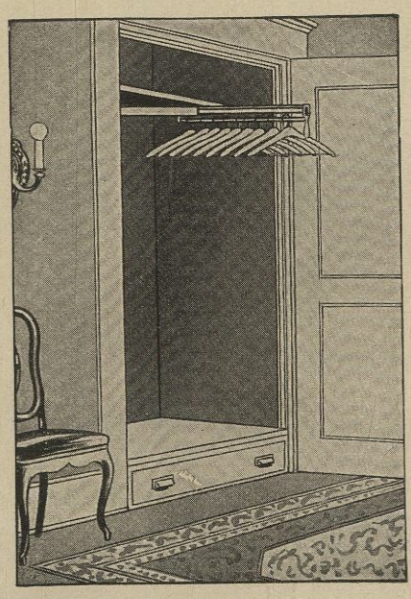
Disordered, chaotic, untidy, often dirty as these closets were, they carried a one-word apology and explanation always brought forward in their defense. They were "roomy." One wonders just what was meant by "roomy." If roominess meant waste floor space they assuredly were roomy. Some of them were the size of today's sun parlors. But the old time closets weren't sanitary, weren't convenient, and had only a small garment hanging capacity. Plainly they represented a prodigal waste of usable floor space.

Housewives Everywhere Revolt

A revolution in clothes closets had to come—and did. A people enjoying radios, automobiles, living in well-heated, well-appointed modern homes weren't going to endure 1880 clothes closets any more than they would put what-nots in the parlor, drive a surrey or listen to the talking machine. The old-time closet was outmoded—a survival of another age. It vanished, to be replaced in a million American homes by a smaller but more convenient closet equipped with the K-V Clothes Closet Fixture.

Order Out of Chaos with K-V Fixtures

The K-V Clothes Closet Fixture is a roller bearing trolley, patterned after the garment carriers used in clothing stores. Hangers are attached to a movable steel rod operated by a handle. A few minutes with the screw driver installs the fixture permanently.



The Clothes Closet No Longer Neglected

Open the door of today's clothes closet! Garments hanging in neat, orderly array are seen. A pull of the handle brings all the clothing into the light and air of the room, ready for selection, every garment swinging on an individual hanger, neat, unwrinkled, still pressed, still smart. Each time a garment is selected or replaced all clothing is brought into the light. And selection is made easy because there is a place for everything, and everything is in place. Moths shun sunlight and fresh air—no destruction from that source! The neat row of cloth-

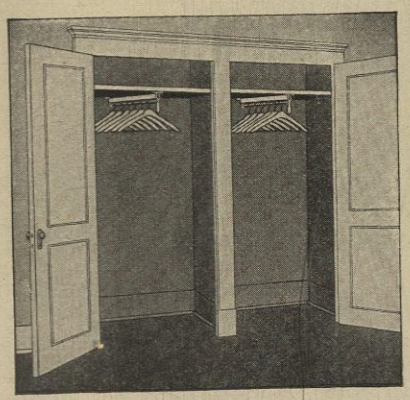
ing hanging from the fixture of shining pressed steel appeals to every housewive's sense of orderliness. Pressing and tailor bills, which put such a substantial crimp in so many family budgets—are cut in half.

Meeting Today's Demand for Floor Space

Small clothes closets have become an economic necessity in the building of new homes. Yet, in many instances, valuable living space has been utterly destroyed by the construction of larger-than-necessary closets. The row of hooks around the wall have been supplanted to a certain extent by a wooden bar or pole extending from one wall to the other. While this arrangement has created more orderliness and provided additional capacity, it is at best a makeshift and has by no means discouraged moths or made for the perfect system resulting from the installation of K-V Fixtures.

Through Years of Use

Those who are about to build should plan definitely for the installation and use of K-V Fixtures in nearly every closet in the house. The cost of the fixtures is insignificant, the installation simple. The installation, however, even by the housewife, is at once permanent. The fixtures will last always, cannot get out of order, will not depreciate or become obsolete.



Provide Beforehand and Save

By planning to build small space saving clothes closets many feet in the over-all dimensions of the home can be saved. This means the saving of many, many dollars in construction costs, as any builder will explain. And this can be done without sacrifice of space in the bedrooms and living quarters of the home. In fact, there are hundreds of cases where plans have been altered, space saving closets installed, the outside dimensions of the home reduced, and the rooms actually made larger.

For Closets of Unusual Dimensions

The ideal Space Saving Closet is slightly wider than the shoulders of a man. To the underside of the full shelf is attached a K-V Fixture. These fixtures are made from 12 to 60 inches in length, thereby permitting their use in an extremely deep closet capable of enormous storage capacity, or a shallow space that ordinarily could not be employed at all. Entrance to the closet is not possible or necessary, because the array of clothing suspended on hangers from the sliding extension bar slides forward at a slight pull, and the entire wardrobe comes into view.

A closet out of the past. Damp, odorous, moth infested. Wrinkled suits and mussed frocks. No wonder people were "clothes closet conscious," and rushed about slamming closet doors the moment the bell rang on the arrival of guests. A K-V Fixture—a few minutes with a screw driver—and order could be brought out of the jumble, with everything as compact and neat as a wardrobe trunk. This closet, which belongs in a museum, could be made into a K-V Closet, which belongs in every modern home.

Cubby-holes into Wardrobe Trunks

The K-V Fixture, however, can be easily installed in practically all types of closets—large and small, square, rectangular or triangular. The small "cubby-hole" is transformed into a useful garment case in a moment, by the use of a screw driver, a few screws and a K-V Fixture of the proper length.

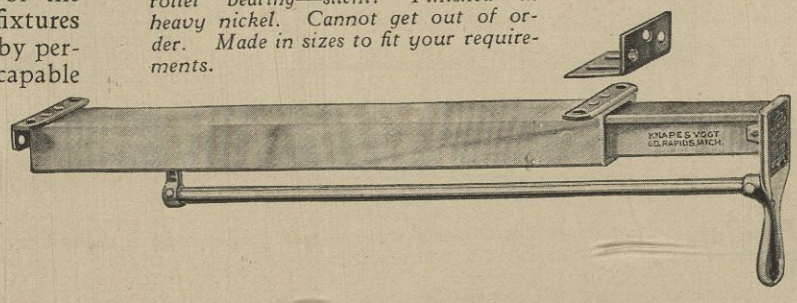
The Convenience of the Future

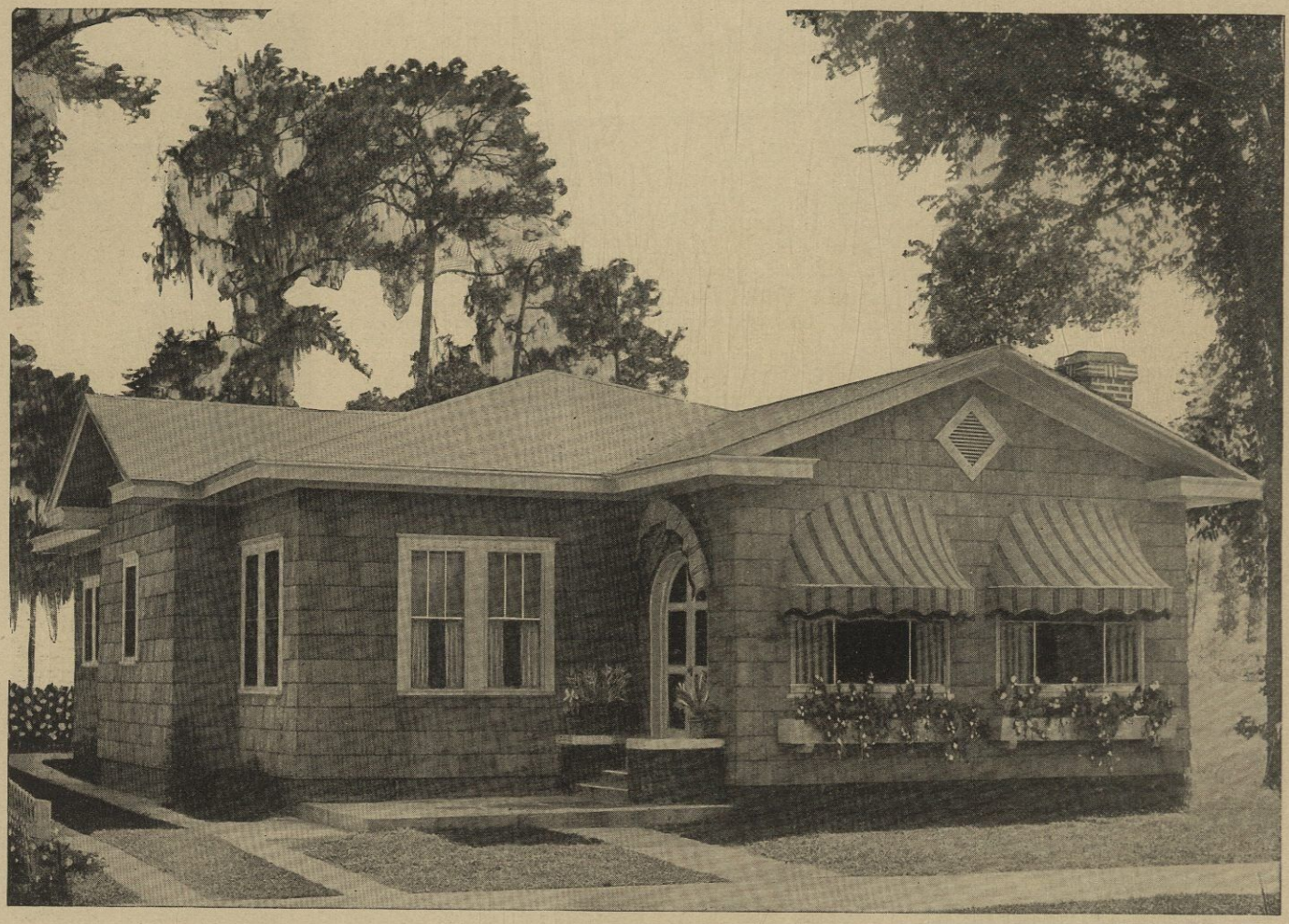
K-V Clothes Closet Fixtures are already in use in thousands of homes, apartments, hotels, clubs and apartment hotels. More and more are they becoming a part of the modernization of the Home of Now and Tomorrow, because of their recognized place in the present day desire for system, their worthy construction and value.

Secure them for Your Home

By all means make sure that your home has Space Saving Closets. Tell your architect and your contractor you want them. Tell him of K-V Fixtures, if he does not mention them to you. And if your local hardware store cannot supply you with these fixtures in the proper size desired, write direct to the factory—Knape and Vogt Manufacturing Co., Grand Rapids, Mich. In any event ask them to send you a very interesting little booklet entitled "The Clothes Closet and the Housewife." This booklet tells and shows in detail the advantages and conveniences of the K-V Clothes Closet Fixture, as manufactured by the Knape and Vogt Manufacturing Company of Grand Rapids, Michigan.

The K-V Clothes Closet Fixture—roller bearing—silent. Finished in heavy nickel. Cannot get out of order. Made in sizes to fit your requirements.



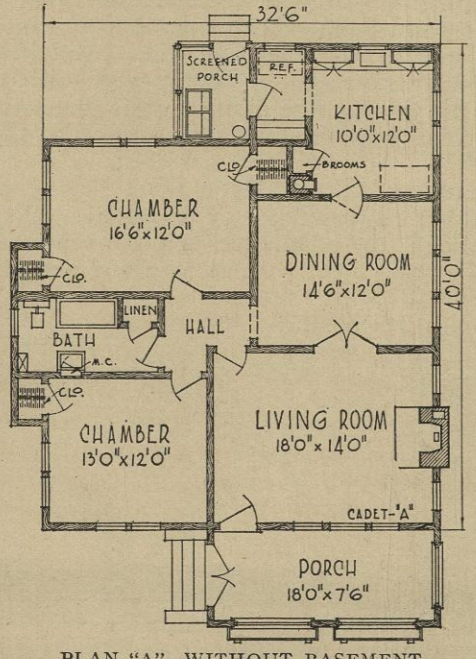


Size 32'6" x 40'0"

5 Rooms and Bath

The CADET

A RAMBLING bungalow with five large rooms that is unique and appealing, and unusual roof lines which make an interesting exterior.



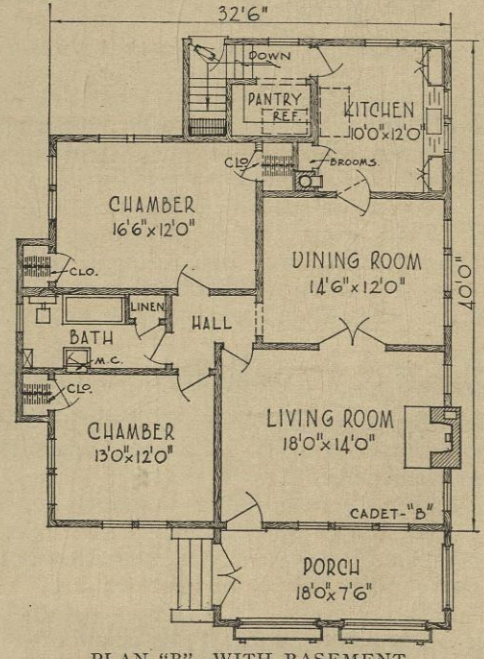
PLAN "A"—WITHOUT BASEMENT

IMPORTANT

When ordering plans of this design, state whether wanted with or without basement.

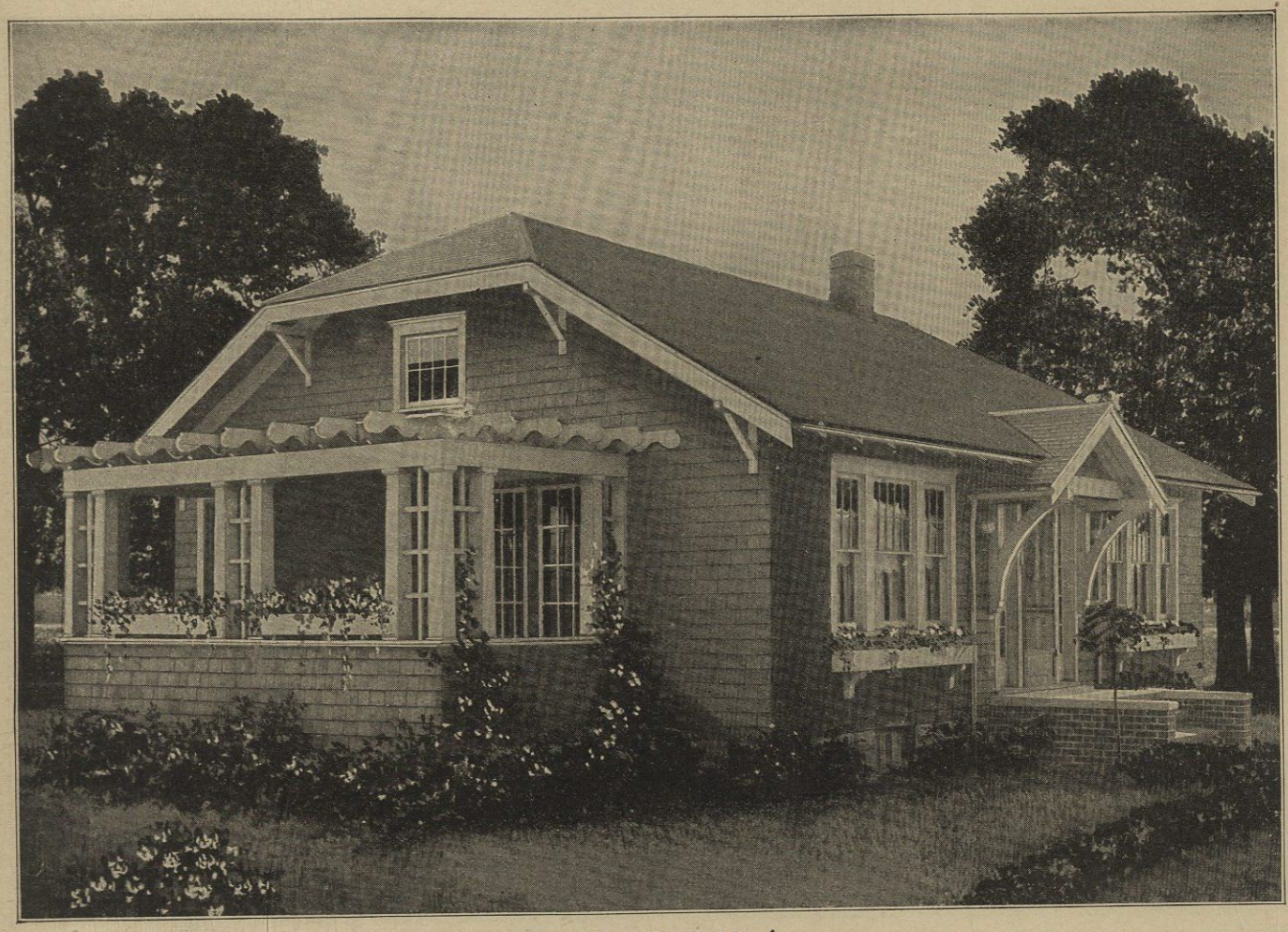
SIZES

Extreme width 39' 6"
Extreme depth 51' 0"
Main Floor Ceiling . . . . 9' 0"
Basement Ceiling —Plan "B" . . 7'0"



PLAN "B"—WITH BASEMENT

Insulate Homes are made much warmer and quieter, and a decided saving in fuel is effected by the use of proper insulation. It deserves careful consideration.

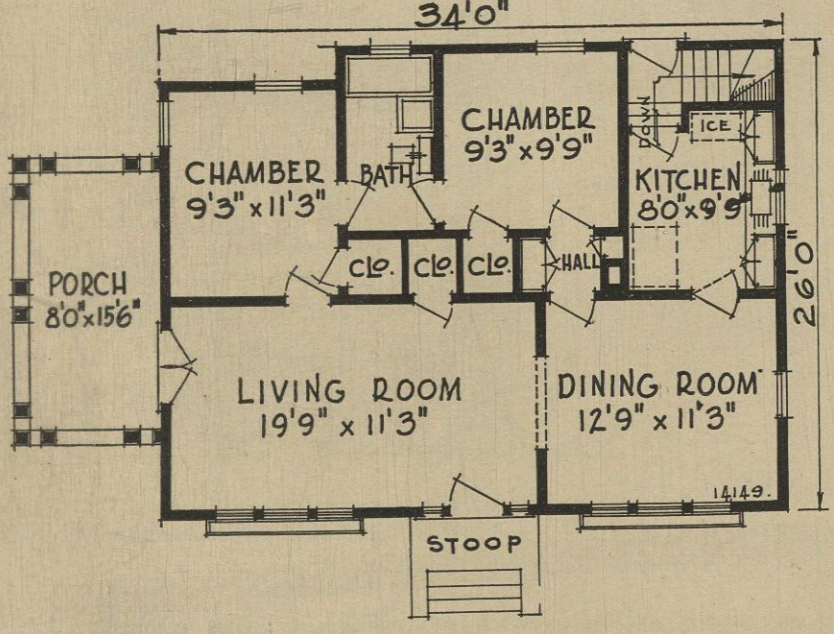


34 Ft. Wide x 26 Ft. Deep

Design 14149-A

5 Rooms and Bath

BUNGALOWS are adaptable to all climates and are the last word in convenience. No other style of home, perhaps, lends itself so freely to the art and skill of the designer or permits such generous opportunities for novelty and beauty in adornment. These facts are verified by this beautiful bungalow home as illustrated above.



We cater to people who want to erect attractive, modern homes at modest cost—homes in which comfort, convenience, satisfaction predominate — homes designed to eliminate waste labor, materials and time, which means a saving to them in dollars.

DIMENSIONS:

Width Over All	46' 6"
Depth Over All	34' 0"
Ceiling Height	9' 0"
Height of Basement	7' 0"

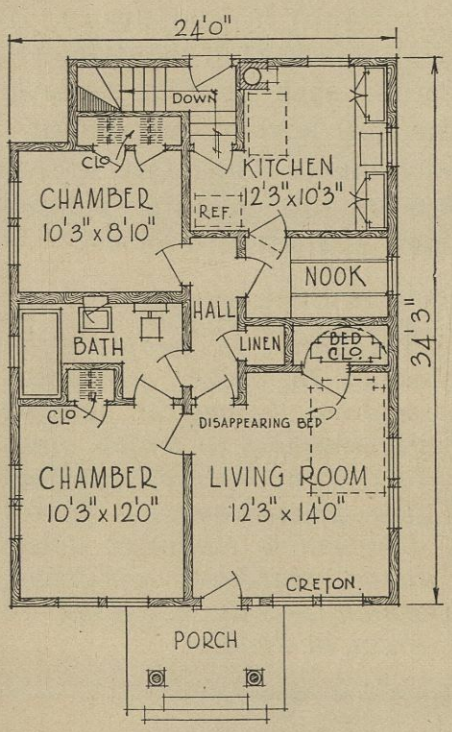
Stained Shingles Are delivered stained in pleasing colors as may be selected and all ready to lay without waste. Roof and walls will last as long as the building itself.

Size 24′ 0″ x 34′ 3″

4 Rooms, Bath and Dining Nook

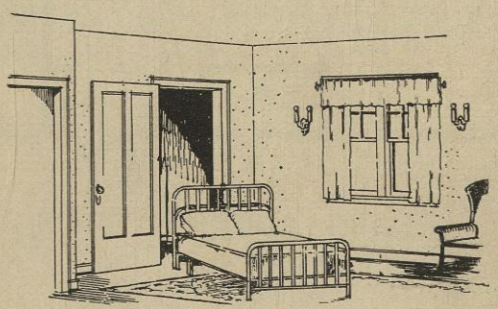
The CRETON

THE "Creton" is an efficiency home in every sense of the word. The floor plan shows four rooms but at night the living room is converted into a bedroom by the use of a disappearing bed.



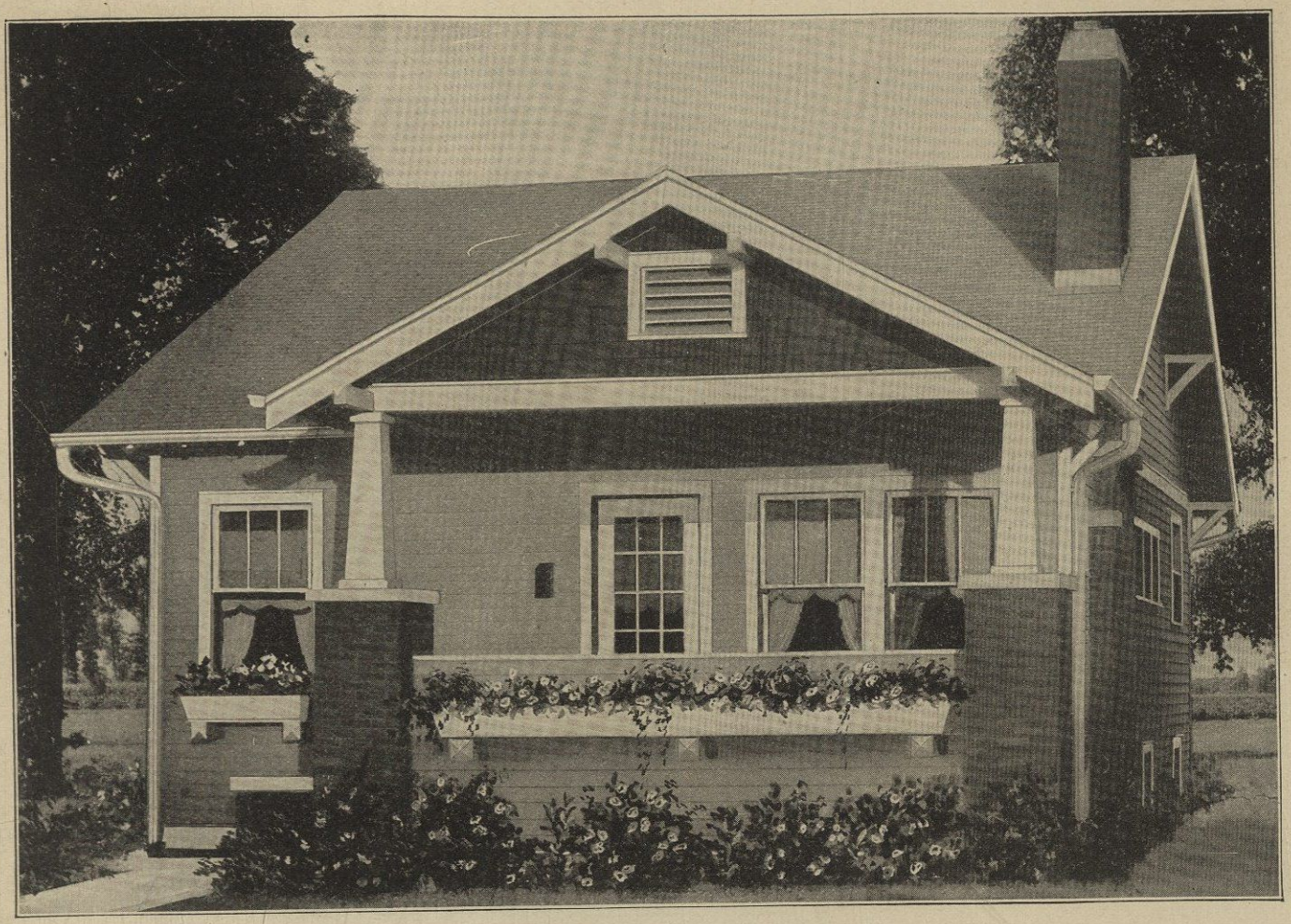
DIMENSIONS

Width over all	28′ 0″
Depth over all	43′ 6″
Ceiling height	8′ 6″
Height of basement	7′ 0″



VIEW OF LIVING ROOM WITH DISAPPEARING BED IN POSITION READY FOR USE

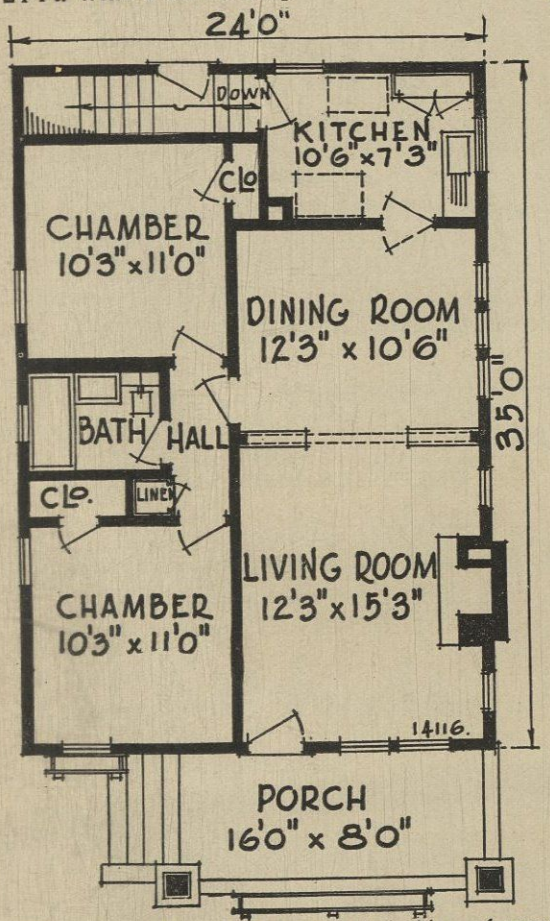
Sun Room We will be glad to show you how economically you can construct an attractive sun parlor addition to your home.



24 Ft. Wide x 35 Ft. Deep

Design 14116-A

5 Rooms and Bath



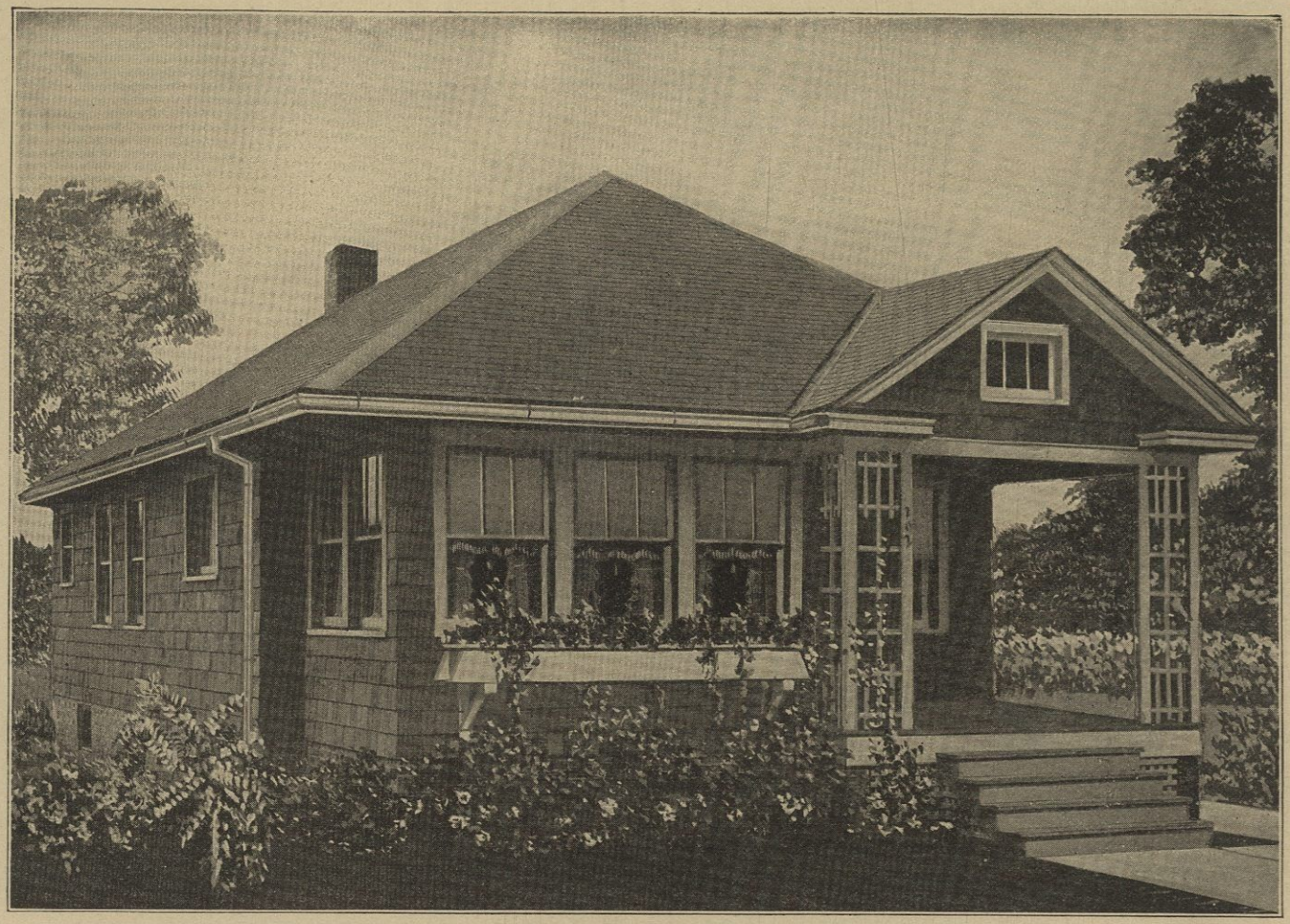
A HOME of comfort and cheeriness and outward beauty. A bungalow in every sense of the word with all the advantages and economies of the bungalow style. Living in this bungalow is living in an atmosphere of beauty and contentment.

Any floor plans for the homes shown in this book can be reversed so that you can place your house to the exposure that you may desire. Ask us for particulars and remember our service is most complete.

DIMENSIONS:

Width Over All	29' 0"
Depth Over All	47' 0"
Ceiling Height	9' 0"
Height of Basement	7' 0"

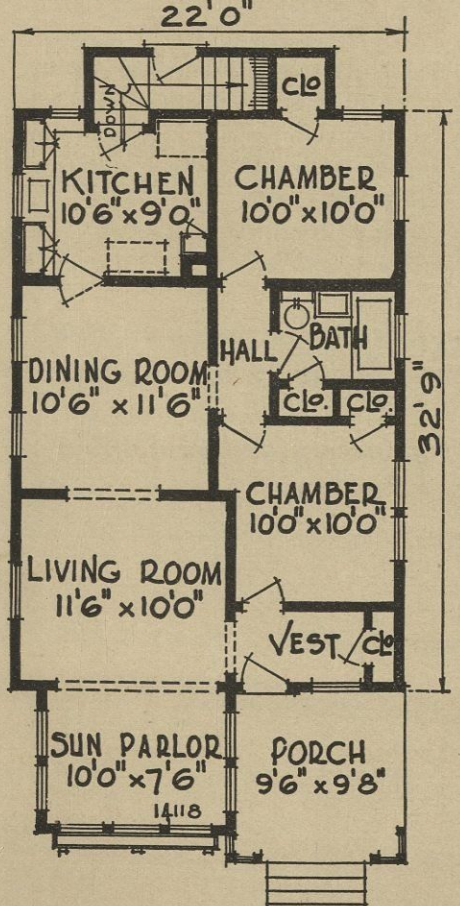
Sleeping Porch A very desirable and practical improvement to the home is the popular sleeping porch. We are always at your service.



22 Ft. Wide x 32 Ft. 9 In. Deep

Design 14118-A

5 Rooms, Bath and Sun Parlor



PLENTY of windows, and consequently plenty of light, air and sunshine, is a characteristic of the above home. And an artistic touch is evident throughout, particularly in the ornamental trellis work and flower boxes. The owner would do well to cultivate an old fashioned garden as is shown above. A bungalow of such beauty deserves the proper setting.

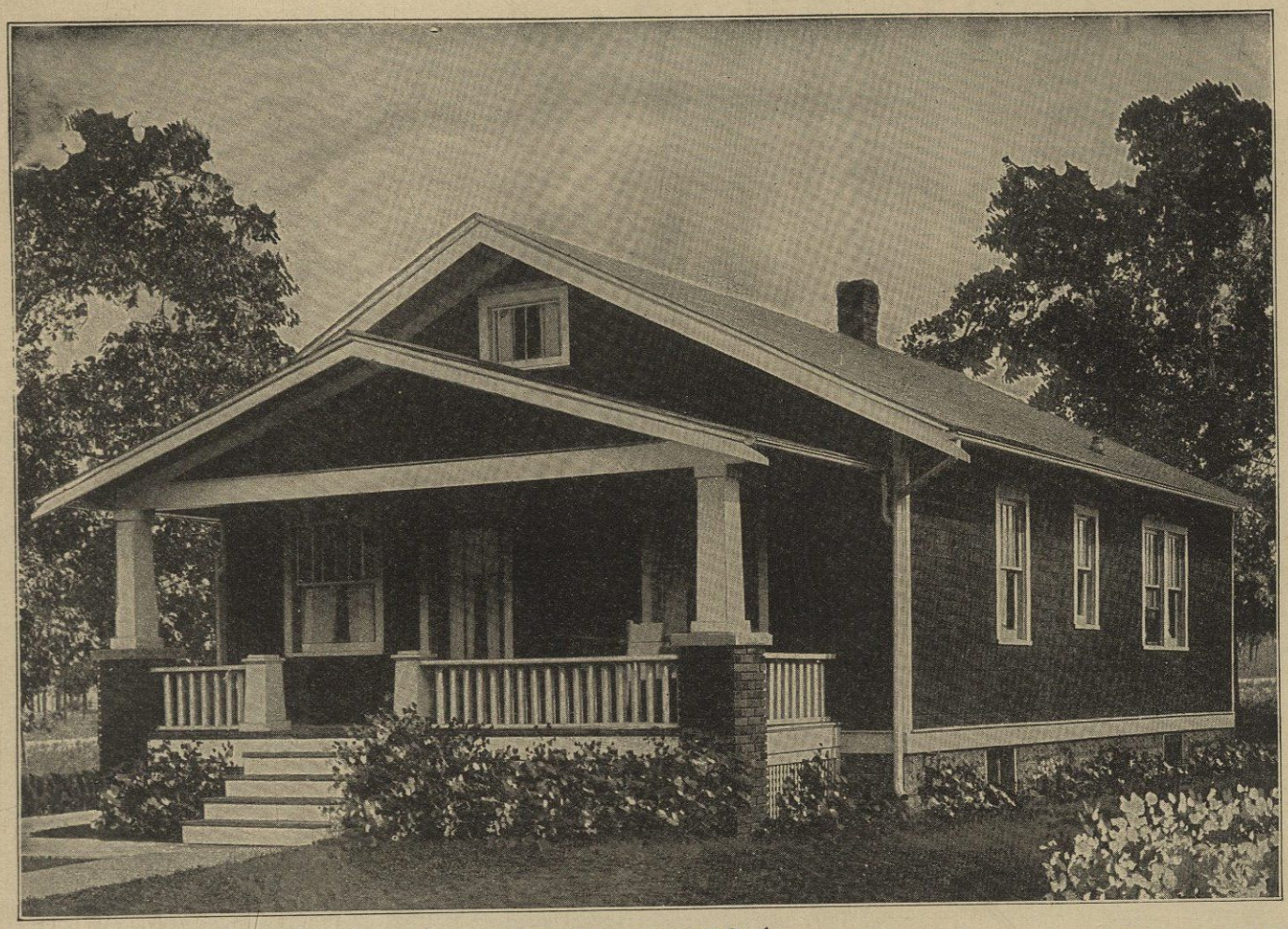
Let us help to solve your building problems and show you the most economical way to build.

DIMENSIONS:

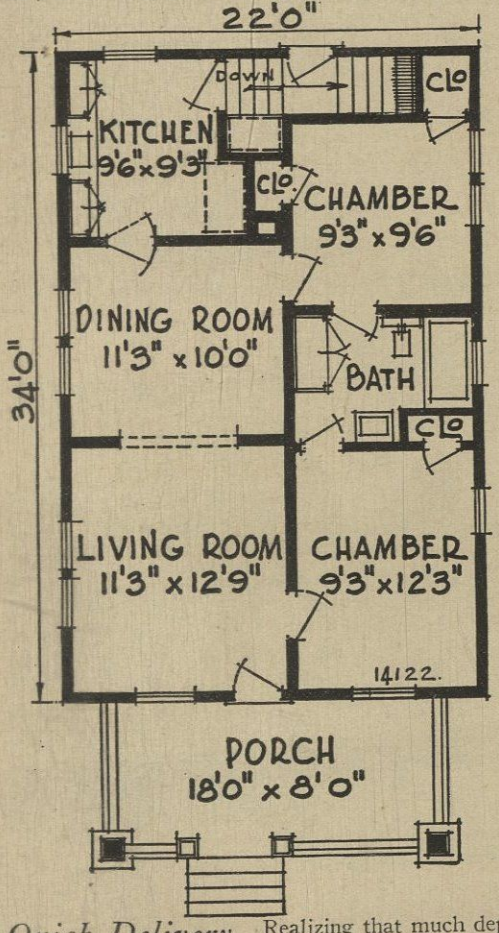
Width Over All	**27′ 0″**
Depth Over All	**51′ 0″**
Ceiling Height	**8′ 4″**
Height of Basement	**7′ 0″**

Garage to Match

A pleasing result is always obtained when the garage is designed to match the home. It costs no more. We are always glad to demonstrate.



22 Ft. Wide x 34 Ft. Deep



Design 14122-A

5 Rooms and Bath

THE busy housewife will appreciate the floor arrangement of this design as, all rooms are located on one floor which makes housework easier. The kitchen is equipped with cabinets and work table in a modern manner. The exterior is pleasing. This is a home that can be erected at a minimum cost.

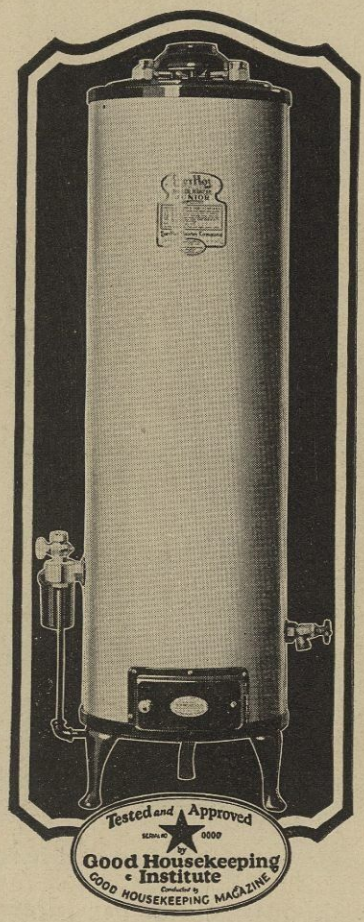
We will gladly give you an "Estimate of Cost" for material for any homes shown in this book.

DIMENSIONS:

Width Over All	28' 0"
Depth Over All	47' 0"
Ceiling Height	9' 0"
Height of Basement	7' 0"

Quick Delivery Realizing that much depends upon the service rendered by the material dealer, we established a quick delivery service. We furnish material as needed and as the building progresses.

A Joy of the Modern Home—



EverHot
AUTOMATIC
WATER HEATER

Exterior View of the EverHot Junior

The beauty without reflects the quality within.

What It Is

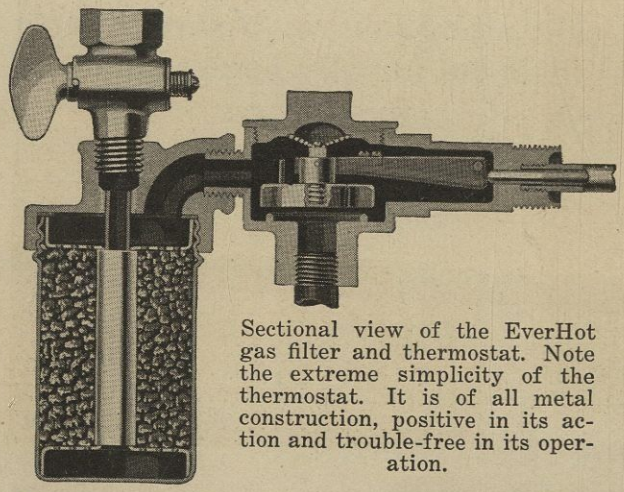
The EverHot Automatic Water Heater is a simple, compact unit of extremely graceful design and beautiful finish. It is of the automatic storage type, having no coils or complicated parts. The entire outside surface of the boiler is utilized as heating surface, enabling the heater to function with the highest degree of economy.

The entire heater is insulated with a thick covering of rock wool, one of the best insulators known. The outer jacket shell is of terne plate (lead coated steel). This presents a very smooth, uniform surface for the application of the satin silver Duco lacquer. The fittings are nickel plated. The gas filter, burner pipe, fire door, legs, top, base and draft governor are finished in black baked enamel. The heater presents a most pleasing appearance and will add prestige to any surroundings.

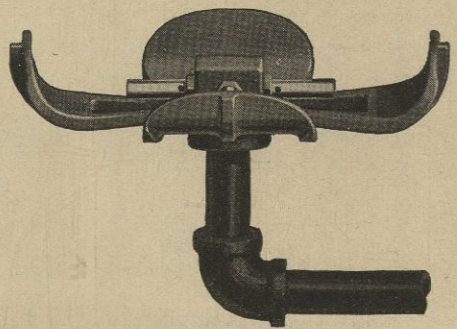
The boiler is triple extra heavy, and tested to five hundred pounds hydrostatic pressure. It is galvanized by a special process which insures a much longer life than any ordinary galvanized boiler. The whole heater is built with the idea that it will last as long as the home.

The EverHot is not an assembled heater. It is made in our own plant and we are thus able to properly inspect the manufacture of every component part. Our aim is to build a heater that will make every owner an EverHot salesman.

Prices range from $66.00 to $145.00. There is a Size for Every Need. Write for catalog to the EVERHOT HEATER COMPANY, 5191 Wesson Ave., Detroit, Mich.



Sectional view of the EverHot gas filter and thermostat. Note the extreme simplicity of the thermostat. It is of all metal construction, positive in its action and trouble-free in its operation.



The EverHot semi-bunsen, non-flash-back, non-carbonizing burner.

A Joy of the Modern Home—

What It Does

—It gives you, in your home, the same kind of hot water service you expect in a high class hotel—without the premium.

The EverHot is entirely automatic. When first installed—light it and forget it. Its unfailing service is its only reminder of its presence. It responds instantly to the turn of any hot water faucet in the house, delivering clean hot water at the same pressure and in the same volume as the cold faucet delivers cold water.

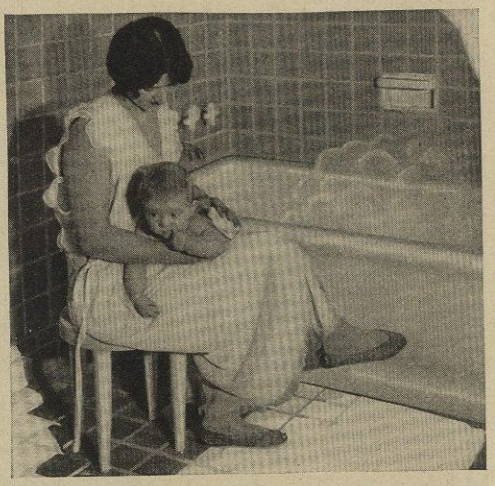
It costs less than a modern gas range, or washing machine, yet renders a much greater contribution to the health, comfort and happiness of the home.

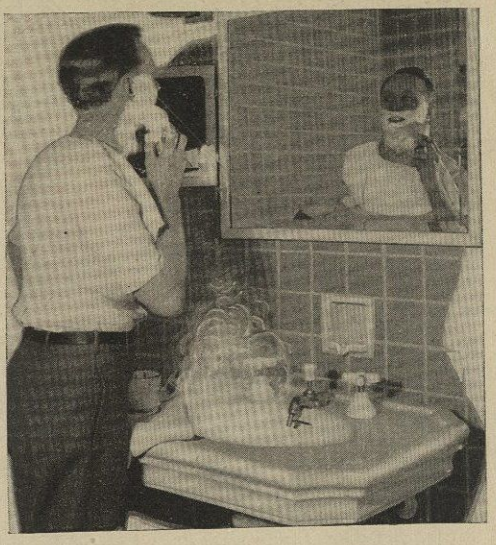
The economy of operation is one feature of the EverHot that greatly appeals. No gas is wasted—even the heat of the pilot light is utilized. The gas bill is directly in proportion to the amount of hot water used.

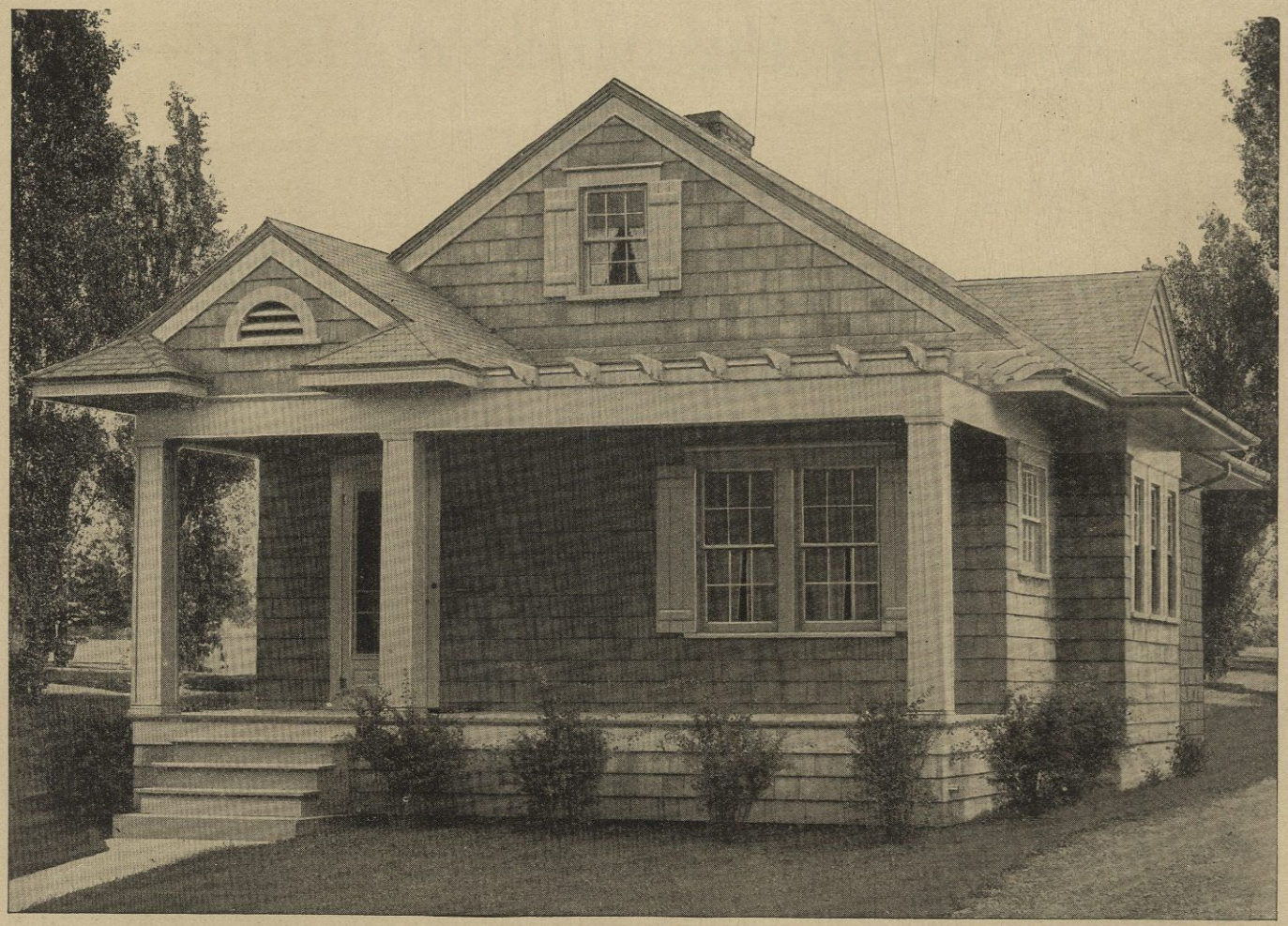
The EverHot is manufactured by one of the largest companies in the water heater industry. Each heater is fully guaranteed. The EverHot Heater Company has branches and sales offices in sixty-five principal cities in the United States and Canada. There is probably one in your city.

Prices range from $66.00 to $145.00. There is a Size for Every Need. Write for catalog to the EVERHOT HEATER COMPANY, 5191 Wesson Ave., Detroit, Mich.

Send for catalog.





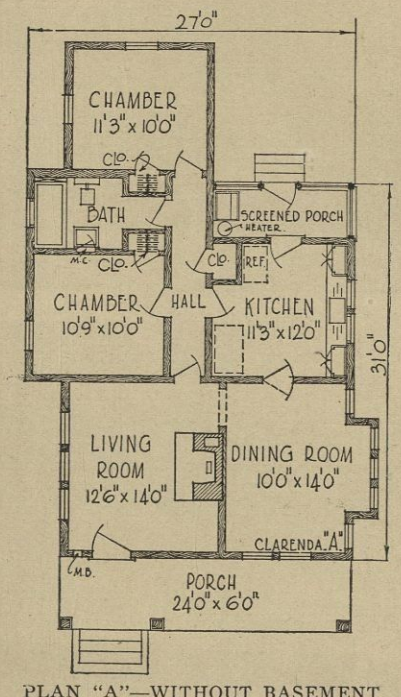


Size 27'0" x 42'6"

5 Rooms and Bath

The CLARENDA

A BUNGALOW deserving of its popularity. It is surprising to find out just how inexpensively homes of this type can be built. Then there is the convenience of having all the rooms on one floor. The "Clarenda" is a strong argument for owning your home. This plan provides for a disappearing stairway to attic.



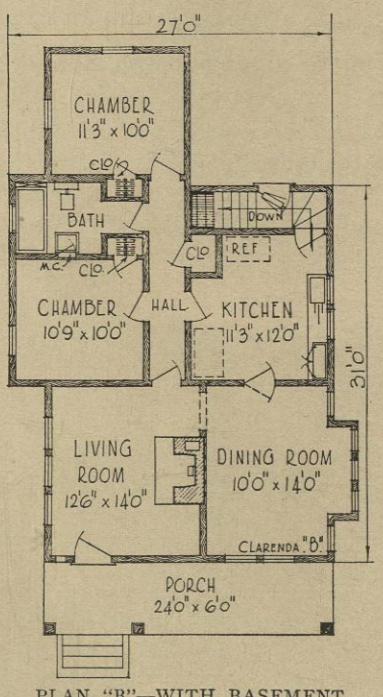
PLAN "A"—WITHOUT BASEMENT

IMPORTANT

When ordering plans of this design, state whether wanted with or without basement.

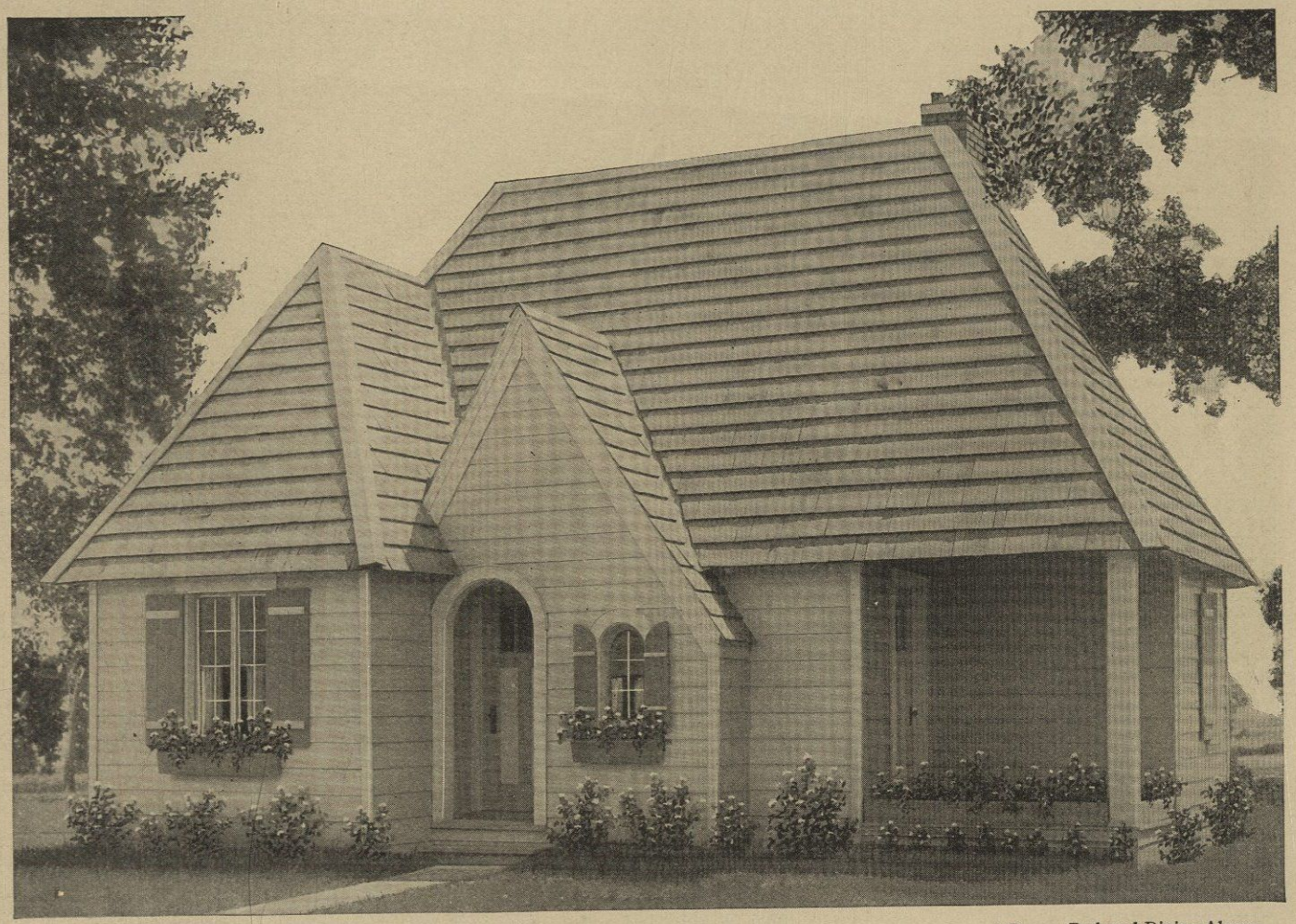
DIMENSIONS

Width over all	32' 6"
Depth over all	53' 0"
Ceiling height	8' 6"
Height of basement—plan "B"	7' 0"



PLAN "B"—WITH BASEMENT

Complete Service By our term service, we mean effective and interested co-operation with the Home Builder in attaining his object.



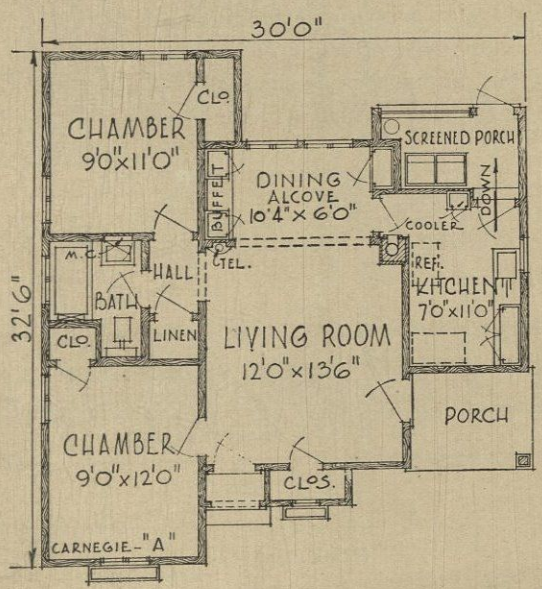
Size 30'0" x 32'6"

4 Rooms, Bath and Dining Alcove

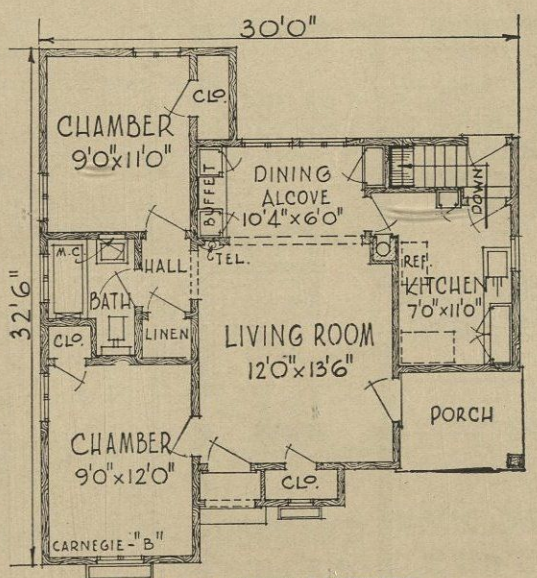
The CARNEGIE

IMPORTANT

When ordering plans of this design state whether wanted with or without basement.



PLAN "A"—WITHOUT BASEMENT



PLAN "B"—WITH BASEMENT

SIZES

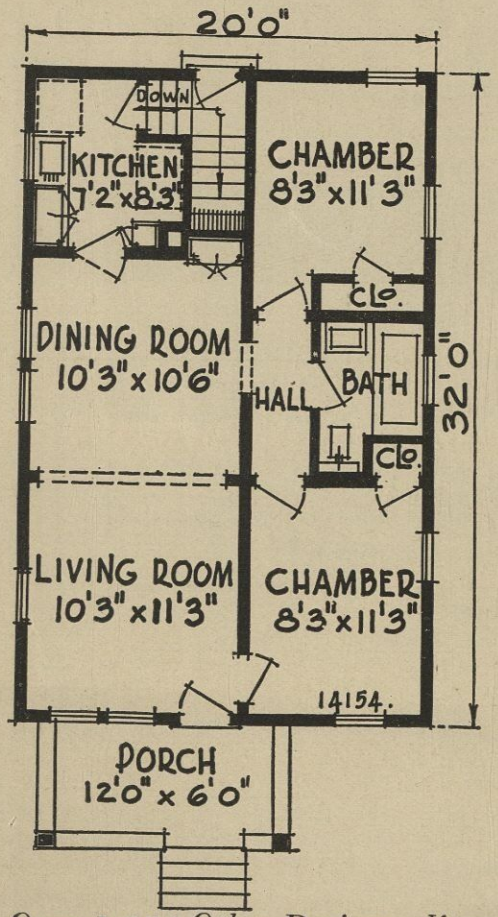
Extreme width	32' 6"
Extreme depth	35' 0"
Main floor ceiling	8' 6"
Basement ceiling—Plan "B"	7' 0"

Consult Us Experience and trade knowledge enables us to give our patrons unexcelled service in selecting proper materials, practical plans and gives them much useful building information.

20 Ft. Wide x 32 Ft. Deep

Design 14154-A

5 Rooms and Bath



DESIGNED to answer the call of home builders who realize the comfort and convenience of having all rooms on one floor. Keeping down the cost is a problem with this design solves. The interior is just as the exterior represents it—light, airy and convenient. This type of home is easy to build, hence the cost is low; yet the construction is substantial and will meet the requirements of the most stringent building codes.

Don't hesitate to consult us on your building problems.

We are pleased to serve you and at the same time give you the benefit of our vast experience and extensive trade knowledge.

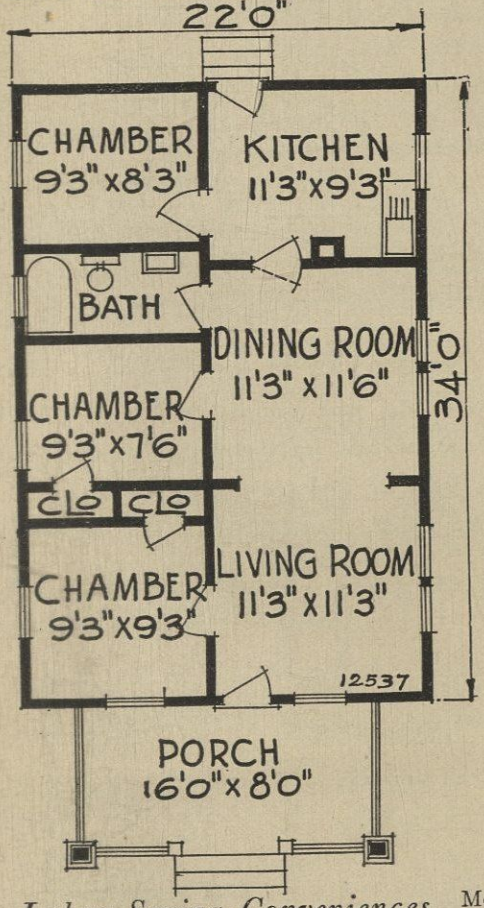
DIMENSIONS:

Width Over All	25' 0"
Depth Over All	43' 0"
Ceiling Height	9' 0"
Height of Basement	7' 0"

Over 1,000 Other Designs

If you cannot find a home in this book to meet your requirements let us know as we have hundreds of other modern designs for your selection.

22 Ft. Wide x 34 Ft. Deep



Design 12537-A

6 Rooms and Bath

A PLEASING effect is made by using shingles for the walls, and, in conjunction with the show rafters and barge boards, an artistic cottage is produced. This design, we are assured, will satisfy the most fastidious and practical housewife, who, when all points are considered, is the one who should decide the conveniences and general arrangement of the interior.

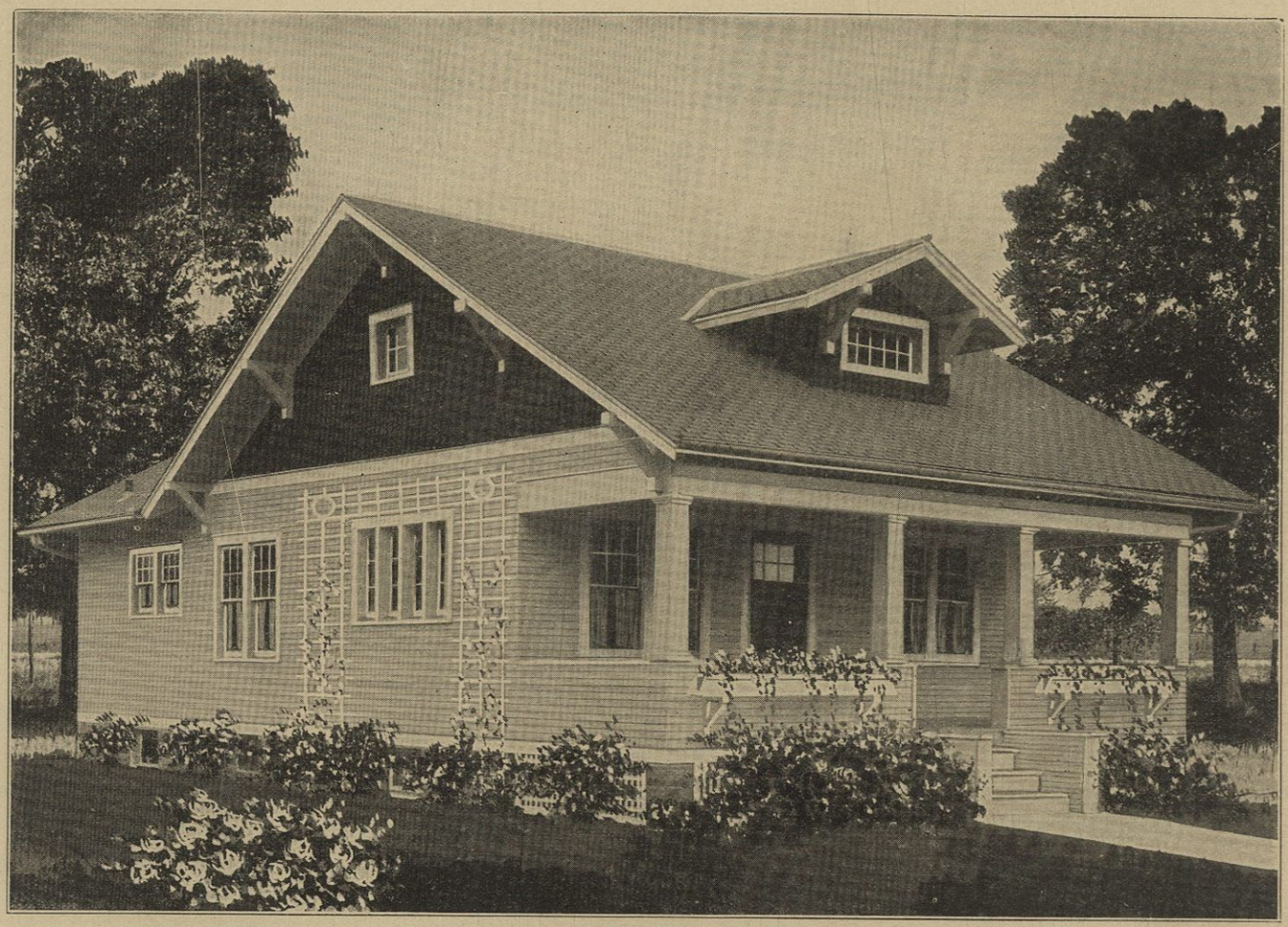
Your home no matter what size, demands the best possible plan to fit your needs.

DIMENSIONS:

Width Over All	**27′ 9″**
Depth Over All	**48′ 0″**
Ceiling Height	**9′ 0″**
Height of Basement	**7′ 0″**

Labor Saving Conveniences

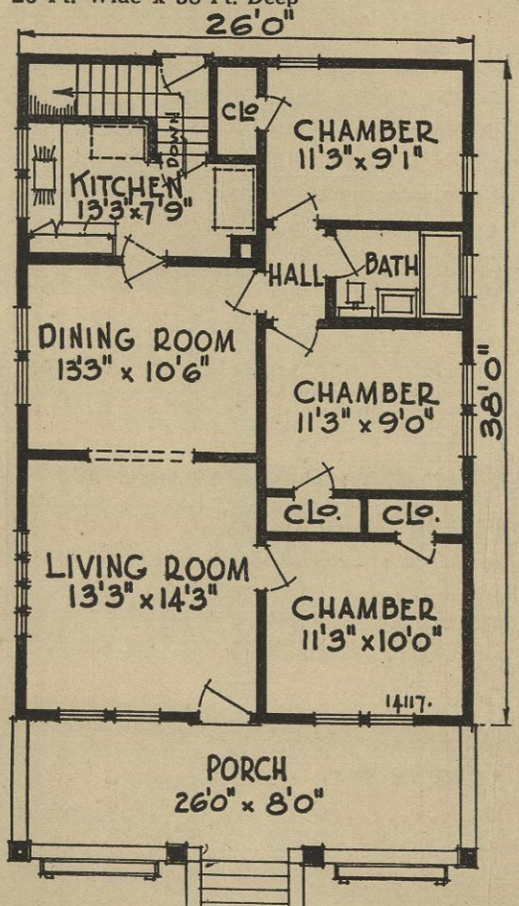
Model kitchens, charming breakfast nooks, built-in furniture, dumb waiters and other conveniences can be incorporated in any design to suit the builder.



26 Ft. Wide x 38 Ft. Deep

Design 14117-A

6 Rooms and Bath



TRIM and neat, cheerful and bright this bungalow provides a perfect atmosphere to live in. The low pitched roofs, the sturdy porch columns, the distribution of windows are all interesting and dignifying details. The cost is nominal.

BUILD NOW!

You've all to gain and not a cent to lose. It is the way to think of the home question. It is life's most important subject, and nothing in the future will ever change this self-evident truth.

DIMENSIONS:

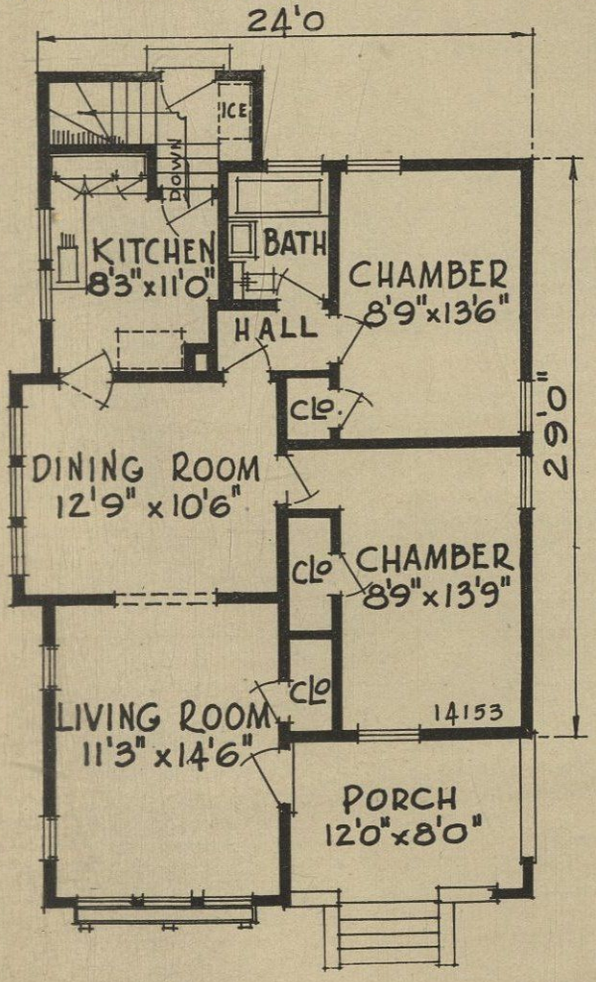
Width Over All	**30′ 0″**
Depth Over All	**50′ 6″**
Ceiling Height	**9′ 0″**
Height of Basement	**7′ 0″**

New Features Delivery receptacles, built-in mail boxes, built-in telephone cabinets, kitchen ventilators, bath room wall heaters, laundry dryers and other new features can be economically installed in your new home.

24 Ft. Wide x 29 Ft. Deep

Design 14153-A

5 Rooms and Bath



A PLAN for the man who wishes to use strict economy in selecting his home; a plan to consider if he builds either in town or in the country. The compact arrangement of the rooms of this little house is what makes it a big one. There are five good-sized rooms with plenty of windows. The interior is pleasant homelike and comfortable.

OUR BUSINESS STANDARD!

Kind and courteous treatment, advice, service, and value of one hundred cents for every dollar you spend.

DIMENSIONS:

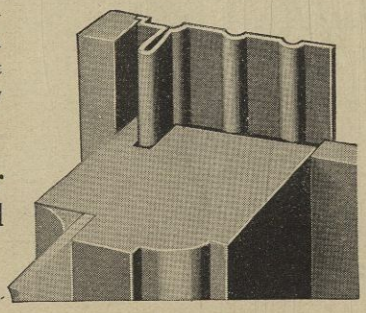
Width Over All	30′ 0″
Depth Over All	46′ 0″
Ceiling Height	9′ 0″
Height of Basement	7′ 0″

Weather Strips Are Essential For Health, Economy and Comfort

How They Keep Out Rain, Summer's Dust and Winter's Cold

Weather Strips are no longer an after-thought in building construction but are recognized as one of the prime factors in making structures livable and economical to maintain. The position they hold today is due very largely to the development of Metal Weather Strips in which Chamberlin was the pioneer. And how different this Weather Strip is from what we used to know as weather strips not so many years ago.

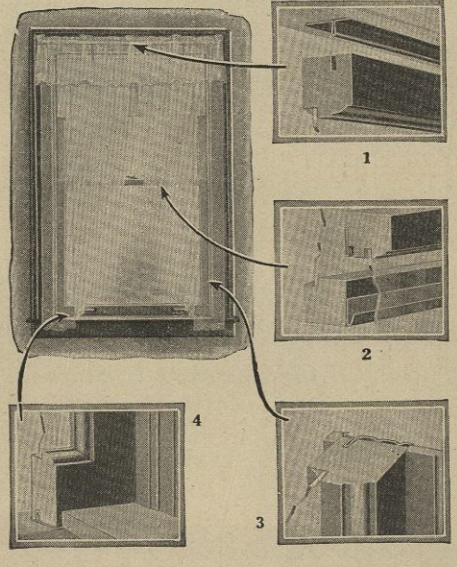
The old types of weather strips which we used to put on the windows and doors ourselves, or have a carpenter tack on for us, were made of cloth, felt, rubber and even paper Although these ancient appliances helped make our homes a little more comfortable, yet at best they were only temporary makeshifts.



The loop tongue makes an air tight seal. Side strips cover the full runway and the corrugations 1/16 inch high reduce sliding friction.

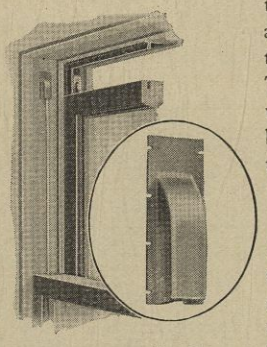
The Metal Weather Strip as Developed by Chamberlin

Metal Weather Strips, as developed by Chamberlin, have, on the other hand, entirely revolutionized weather stripping. They are made of non-corroding, rust-resisting metals, such as zinc, bronze and brass. Not only are these Weather Strips permanent—not only do they fulfill all of the required weather stripping functions, but they permit windows to open and close smoothly; they keep out cold draughts, dust, soot and rain; they deaden street noises and prevent windows from rattling. And, in addition, they provide a definite economy. By keeping cold air out and warm air in, these Metal Weather Strips save from 15 to 40% in annual fuel costs and, at the same time, help to maintain healthful, uniform temperatures throughout the entire building.



Illustrated above: 1—sturdy loop tongue of head strip; 2—interlocking meeting rail strip; 3—corrugated side strip; 4—broad metal sill strip.

Every door and window opening needs Metal Weather Strips. Many people believe that metal window sash do not require weather stripping—that only wood sash and doors are necessary in keeping out the elements. This is incorrect. As a matter of fact, there are unquestionably many types of metal sash which give less protection against rain, dust and air leakage than does the average unweatherstripped wood sash. The following gives a brief description of various types of windows and how Chamberlin equipment makes them practically air-tight and weather tight.



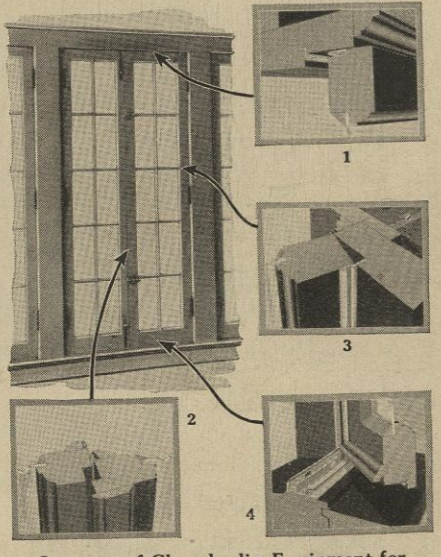
A solid brass Pulley Guard reduces air leakage through the pulley holes.

The Sliding Window

In this type of window, the top and bottom, sides and meeting rail or center of windows must be weatherstripped. Without going into technicalities, the equipment can best be described, as follows: The edges of sash are grooved at their entire perimeter. Against the frame sides and top as well as the sill, Chamberlin Weather Strips are carefully fitted, having a loop tongue which fits into the sash grooves. When the window is closed, a complementary interlocking device seals the meeting rail crack. Raised corrugations on side strips minimize the area of sash contact when sliding up or down, thereby reducing friction to a minimum. Weather stripping by Chamberlin makes the window weatherproof, yet permits it to open and shut more easily. Pulley covers at the pulley holes eliminate much air and dust leakage that can not be prevented by any other means.

The Hinged Window or Door

The Hinged Window (Casement) or Door is particularly in need of metal weather strip protection against both wind and rain. In many homes heating plants are being condemned because it is difficult to maintain comfortable temperatures. No furnace, however, can perform the impossible and in many cases the real reason why homes are cold and draughty is because cold air constantly leaks in at door and window openings—a condition which Chamberlin Weather Strips eliminate to your entire satisfaction.



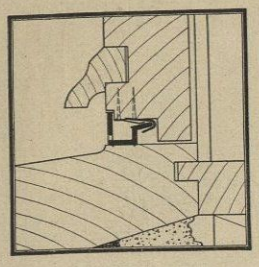
One type of Chamberlin Equipment for In-opening Double Casements. 1 and 2—interlocking head and center strips; 3—interlocking hinge side strips; 4—heavy zinc double channel sill.

The Casement Window

The Casement Window requires specialized weather stripping treatment. This Chamberlin has accomplished through 34 years of intensive

For further details and literature write to: **CHAMBERLIN METAL WEATHER STRIP CO., Inc., Detroit, Mich.**

effort. The out-opening casement is protected either with a metal tongue which fits snugly into a groove in the wood sash or by spring bronze; while in-opening casements are equipped with special interlocking strips. For double casements, the centers are equipped with a weathertight interlocking joint protected by an astragal.



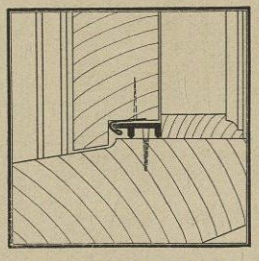
One type of sturdy, brass sill for in-opening casements.

Casement Sill Equipment

Perhaps the most vulnerable points of casements as far as rain leakage is concerned are the bottoms. Chamberlin has given the utmost care to sill equipment and its installation. It employs either a zinc, cold-rolled bronze or brass channel to act as an efficient barrier against weather and water seepage. The outside wall of this trough channel bears the brunt of the storm and prevents wind from blowing rain back against the interlocking joint. At the sill, the side strips are mitered with the sill strip—a very important feature.

Doors

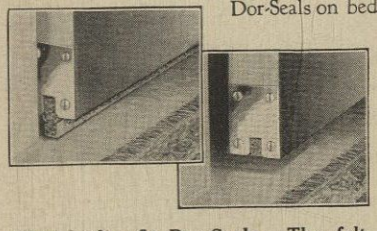
Door openings are particularly in need of weather stripping. When a door is 36 inches wide and has a crack beneath it of only 1/8 inch, such an opening is equivalent to a hole 2" x 2". Warm air rises and floor temperature at best is apt to be uncomfortable, particularly to children while playing on the floor. Unweatherstripped doors cause draughts which unquestionably cause a large percentage of the colds to which so many children are subject. Chamberlin door equipment eliminates such draughts entirely.



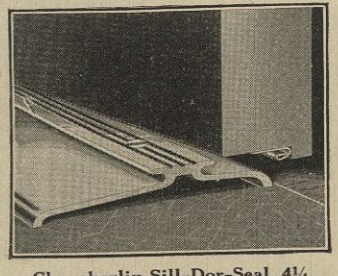
The new Chamberlin brass sill for out-opening casements.

Inside Doors

Chamberlin also features as a regular part of its equipment, a device which is installed in the bottom of bed room, basement, kitchen, attic, bath room, and closet doors. Chamberlin In-Dor-Seals on bed room doors, prevent the cold air let into the bed room at night from escaping into the halls and throughout the house. Chamberlin In-Dor-Seals also prevent heat from escaping into the attic—laundry steam and furnace dust from escaping up into your living apartments and dust from circulating into clothes and storage closets. In kitchen doors they prevent the spread of cooking odors. Chamberlin In-Dor-Seals are fitted on the lower edge of the door. They operate automatically—a soft but firm felt pad lowering and fitting tightly against the floor when the door is closed. This same felt pad automatically rises when the door is opened, allowing the door to swing clear of rugs and carpets.



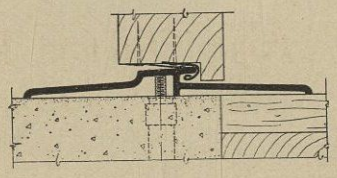
Chamberlin In-Dor-Seals. The felt seal is lowered snugly to floor when door is closed and automatically raised when door is opened.



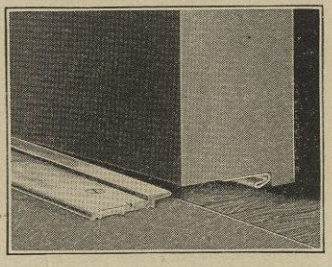
Chamberlin Sill-Dor-Seal, 4¼ inch wide. Very attractive. Made of extruded brass—highly polished.

Chamberlin Plasti-Calk

Chamberlin Plasti-Calk is essential where walls are of masonry construction for reasons identical with those which make necessary the use of Chamberlin Weather Strips. If you examine your window and door frames on the outside you will find a space all around between the casing and the brick. This opening is constantly admitting cold air. It allows soot to deposit behind the casings to such an extent that every gust of wind forces dirt to the inside, causing soot streaks or flashes on the inside walls. This deteriorates decorations very rapidly—while the water which deposits behind the frames in time will rot the wood. This condition exists in practically every stone, brick or concrete building. It is not due to materials or faulty construction but to perfectly natural causes. When the wood from which the frames are made absorbs moisture, it swells, and when it is dried by furnace heat or sun, it shrinks. Every building settles and that also causes these cracks to show up which calking alone can seal. Cement and putty crumble away. Plasti-Calk remains plastic and adheres to any building material.



Extra wide Chamberlin Sill-Dor-Seal (6"). Gives a finished appearance to fine entrances.



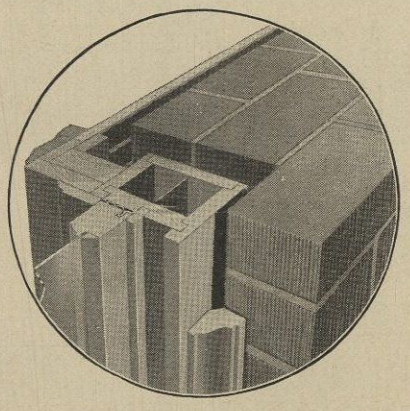
A 1⅜" Sill-Dor-Seal for rear entrance doors.

The need of calking is, of course, in addition to the need of weather stripping. Weather Strips seal the cracks between sash or doors and their frames. Calking is used to seal cracks which, in the case of masonry constructed walls, exist between frames and the surrounding masonry.

Chamberlin Equipment

Chamberlin equipment is installed exclusively by Chamberlin mechanics trained and supervised to work to the exacting Chamberlin standard and is guaranteed and serviced "for the life of your building". Chamberlin equipment not only makes your home more livable and saves your fuel, but it increases the resale value of your home. It is a built-in feature that prospective buyers and tenants appreciate. You procure lasting satisfaction as well as the best weather stripping equipment that money can buy when you select Chamberlin.

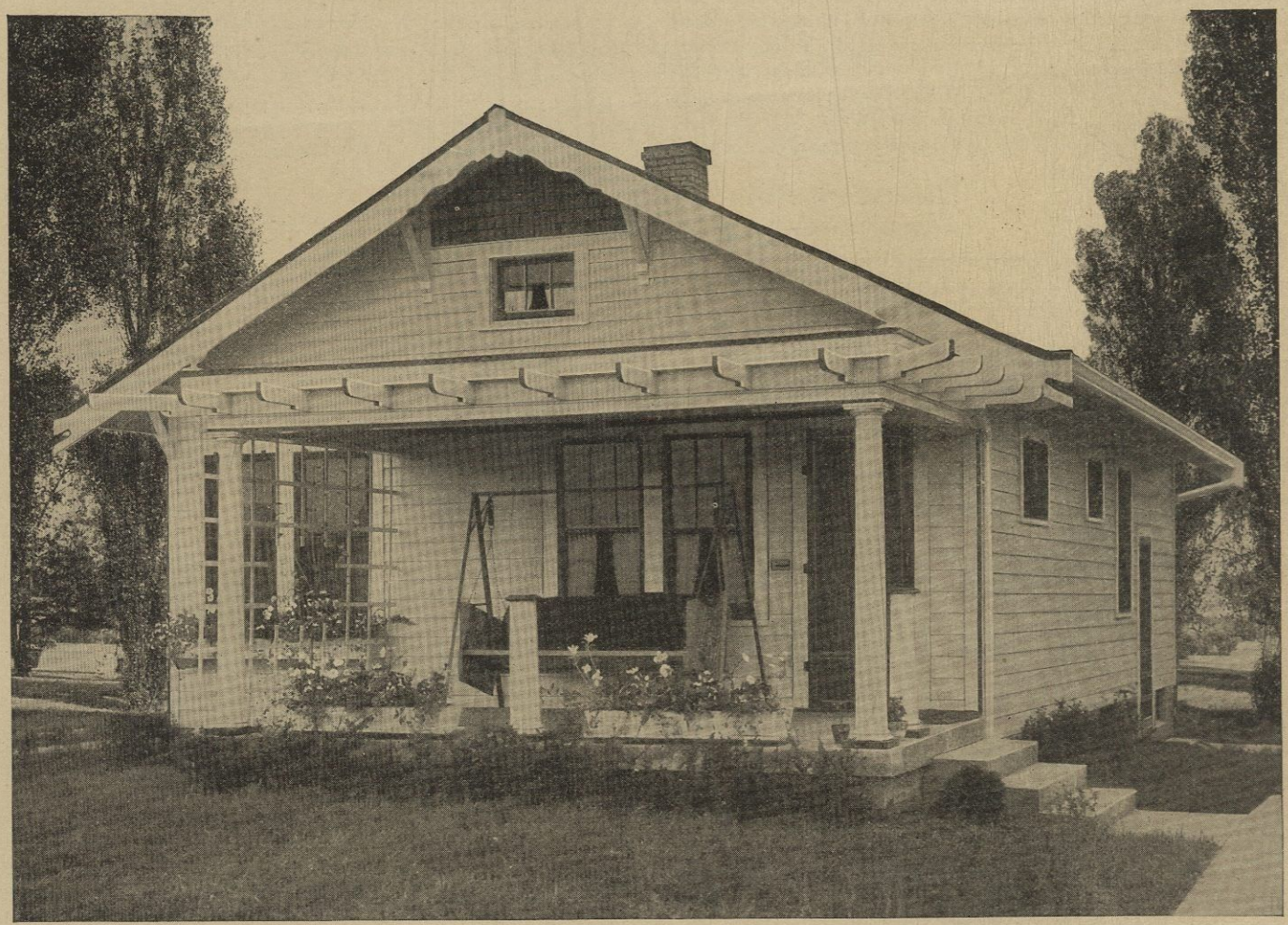
Write for complete literature and a free estimate.



How Chamberlin Plasti-Calk is applied in cracks between window and door frames and masonry.

Over 100 Sales and Service Branches throughout the United States

For further details and literature write to: **CHAMBERLIN METAL WEATHER STRIP CO., Inc., Detroit, Mich.**

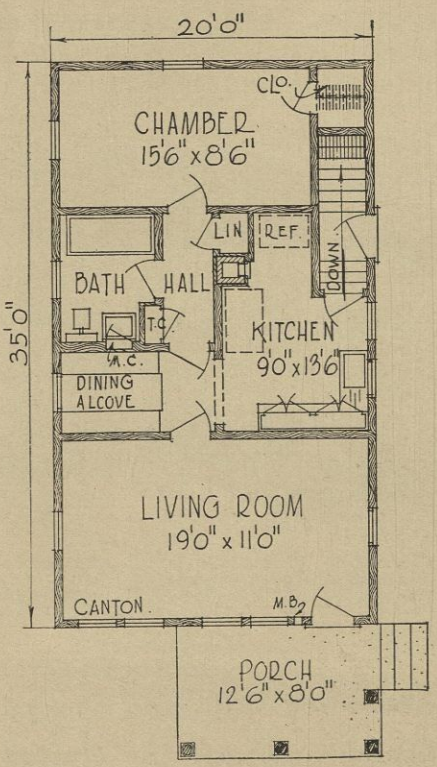


Size 20'0" x 35'0"

3 Rooms, Bath and Dining Alcove

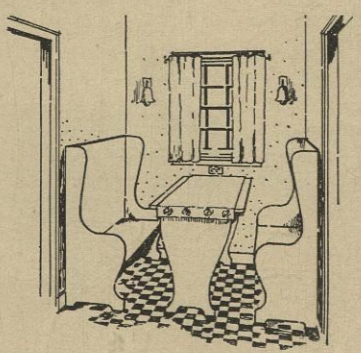
The CANTON

FOR those desiring a substantial and outstanding home of frame at a cost that is nominal.



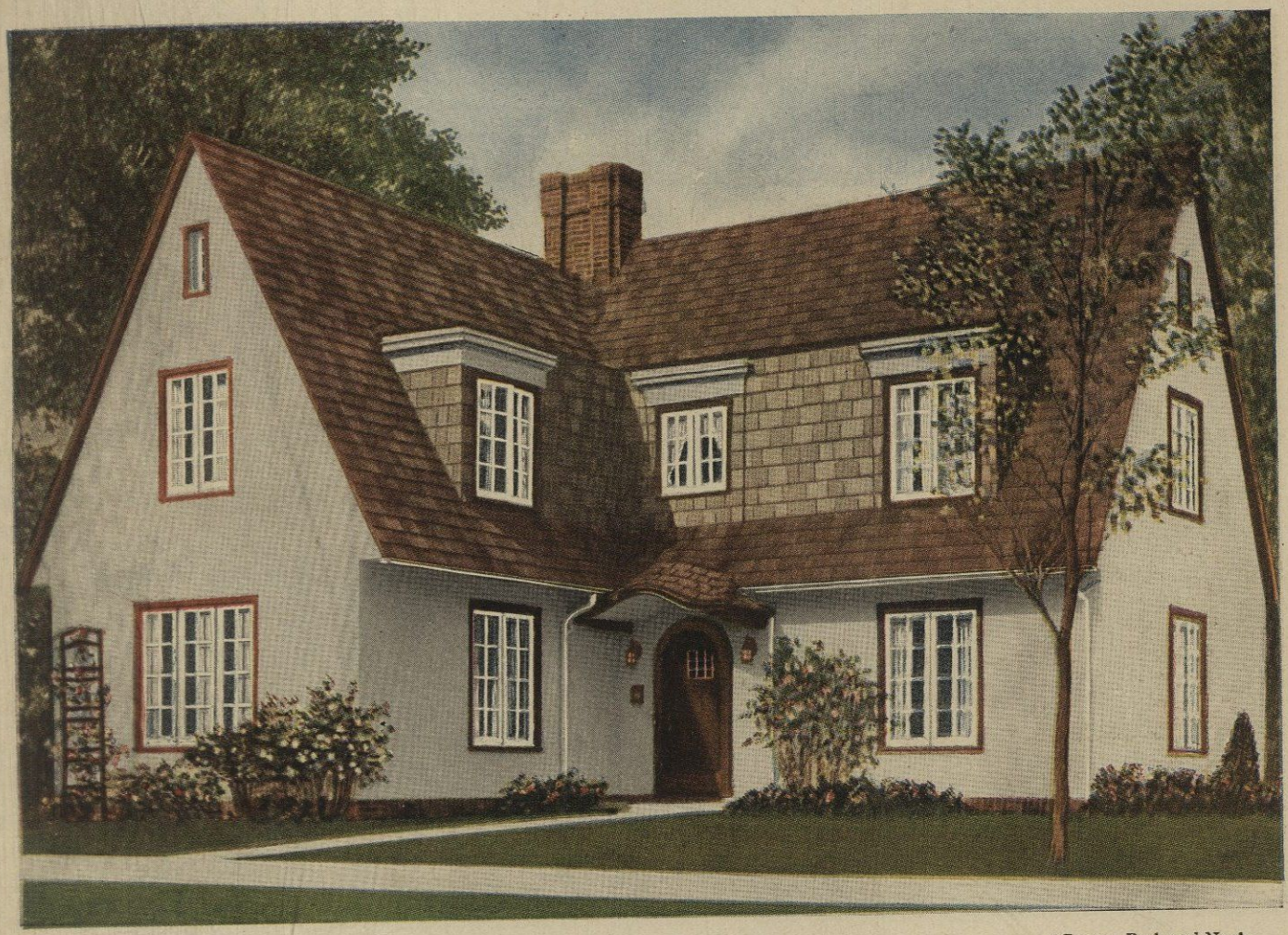
DIMENSIONS

Width over all	24' 0"
Depth over all	46' 6"
Ceiling height	9' 0"
Height of basement	7' 0"



VIEW OF DINING ALCOVE

A Square Deal The greatest advertisers are satisfied customers secured by simple square dealing. We aim to make all our customers satisfied.

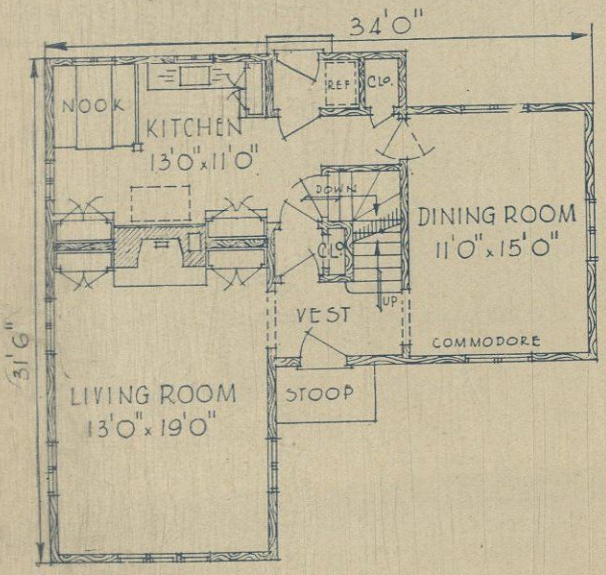


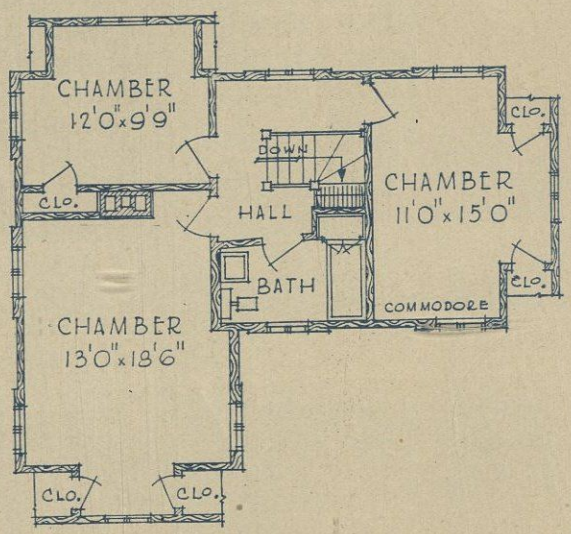
Size 34'0" x 31'6"

6 Rooms, Bath and Nook

The COMMODORE

A STUCCO home of the English type that would add beauty to the choicest suburbs. Metal lath backs up the stucco. The room arrangement is superb, the dining room and living room being two distinct units.

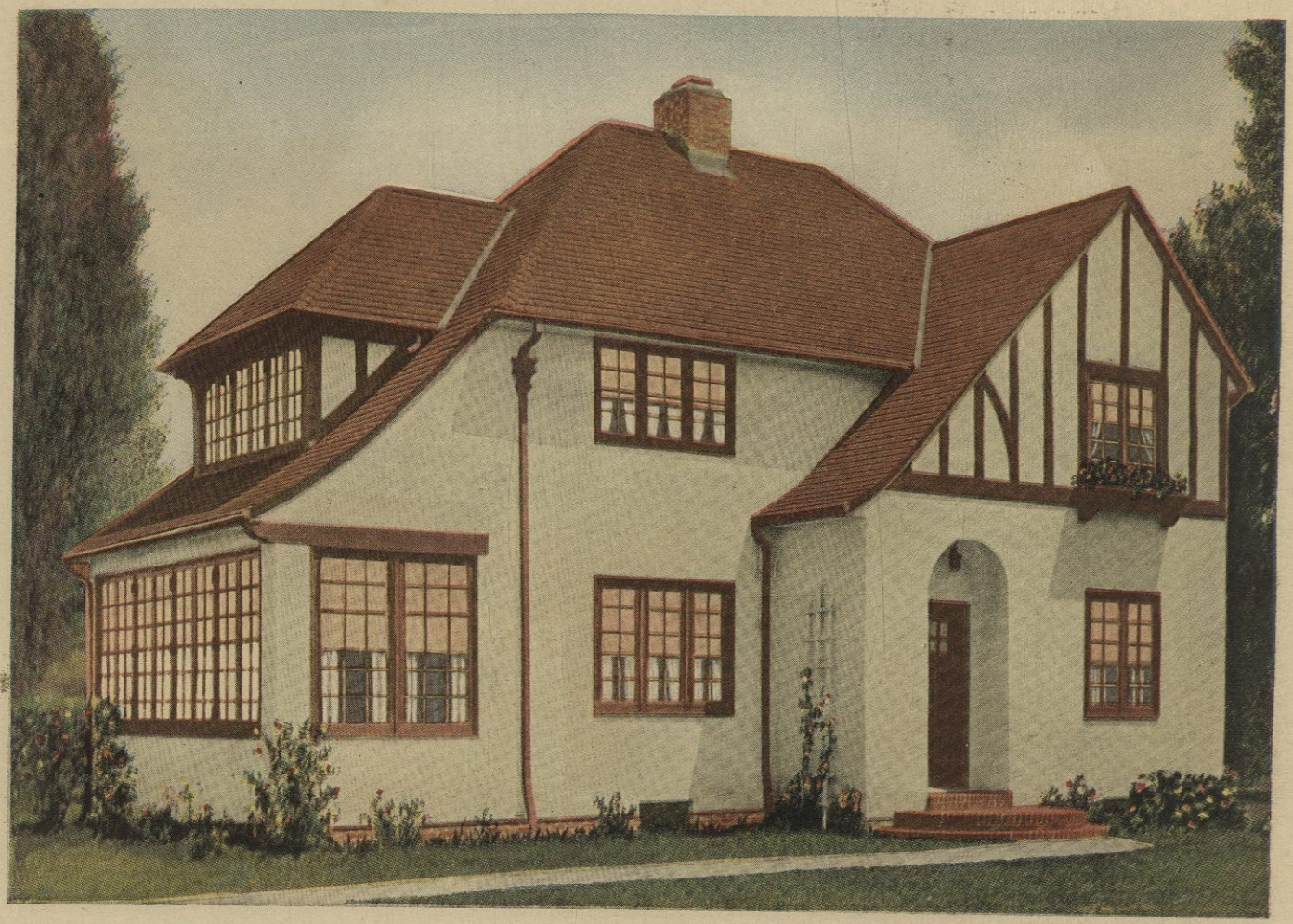




DIMENSIONS

Width over all	36' 9"
Depth over all	34' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Plans Altered We gladly offer our assistance in any manner that will aid you in securing the exact revisions wanted for any design shown in this book.

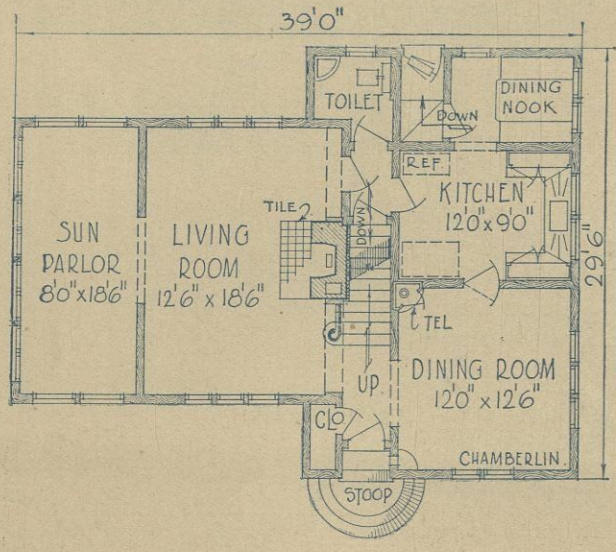


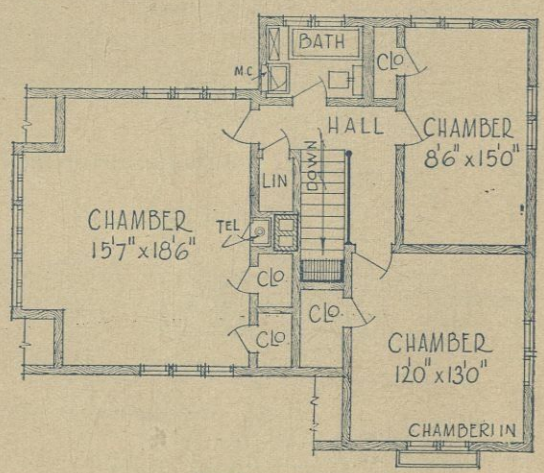
Size 39'0" x 29'6"

6 Rooms, Bath, Toilet, Dining Nook and Sun Parlor

The CHAMBERLIN

THE exterior of the "Chamberlin" is very effective. The walls are composed of frame and stucco on combination base. The interior is planned for modern housekeeping and includes telephone cabinet, medicine cabinet, kitchen cabinet, mail box, rear door delivery receptacle and a dining nook.

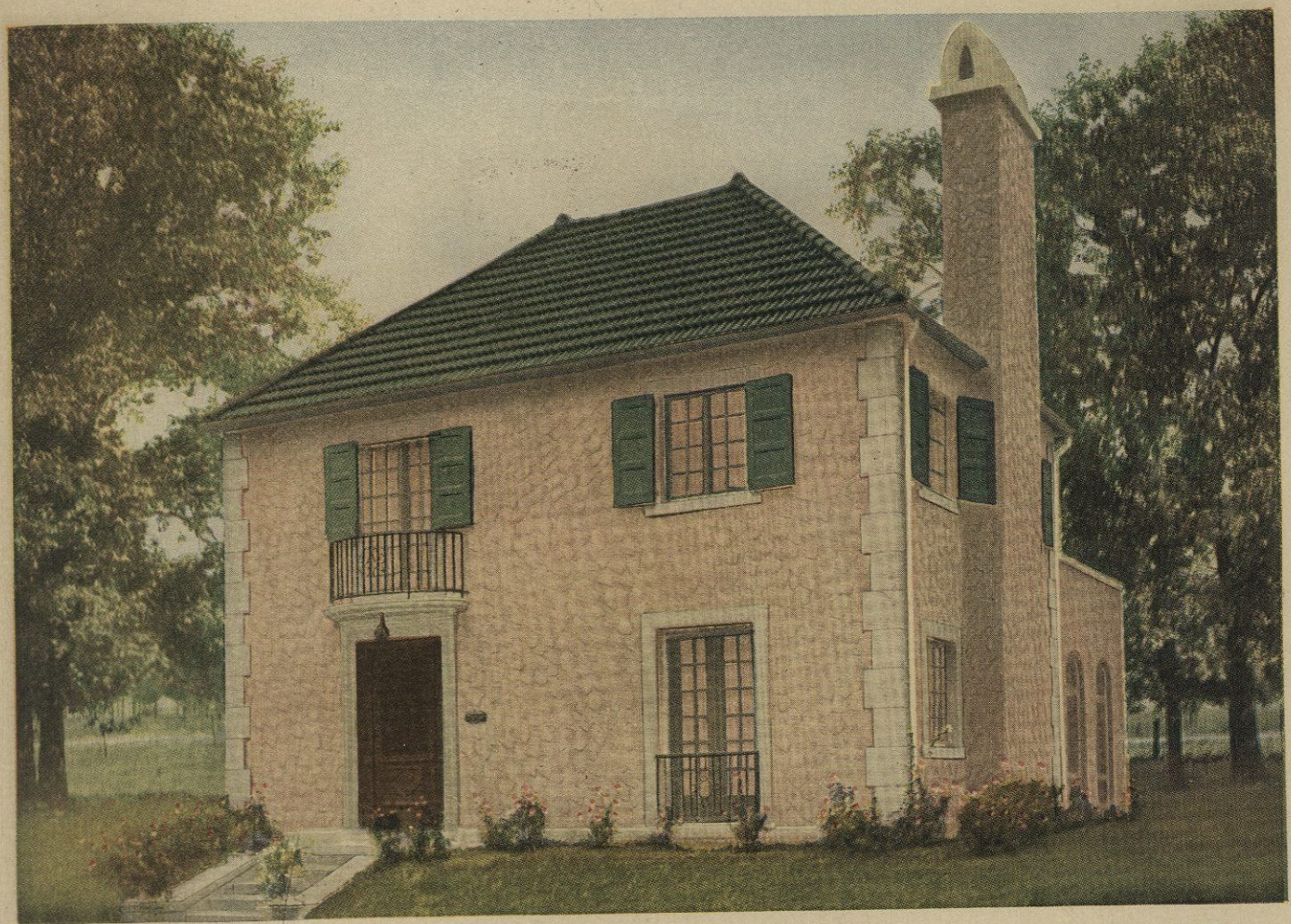




DIMENSIONS

Width over all	42' 0"
Depth over all	34' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Reversed Plans We furnish extra blueprints and information for reversing the plans to meet requirements.

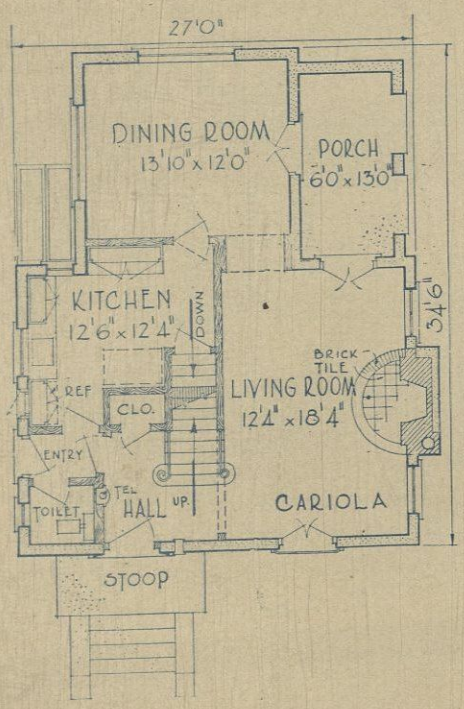


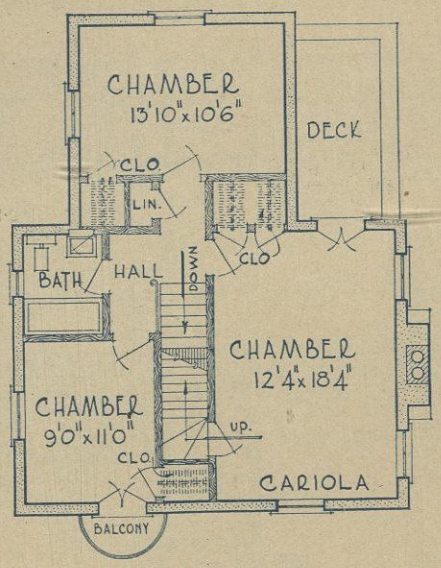
Size 27'0" x 34'6"

6 Rooms, Bath and Toilet

The CARIOLA

THE "Cariola" is an effective example of modern home design. The exterior walls are of stucco on cinder concrete blocks. The roof is of tile.

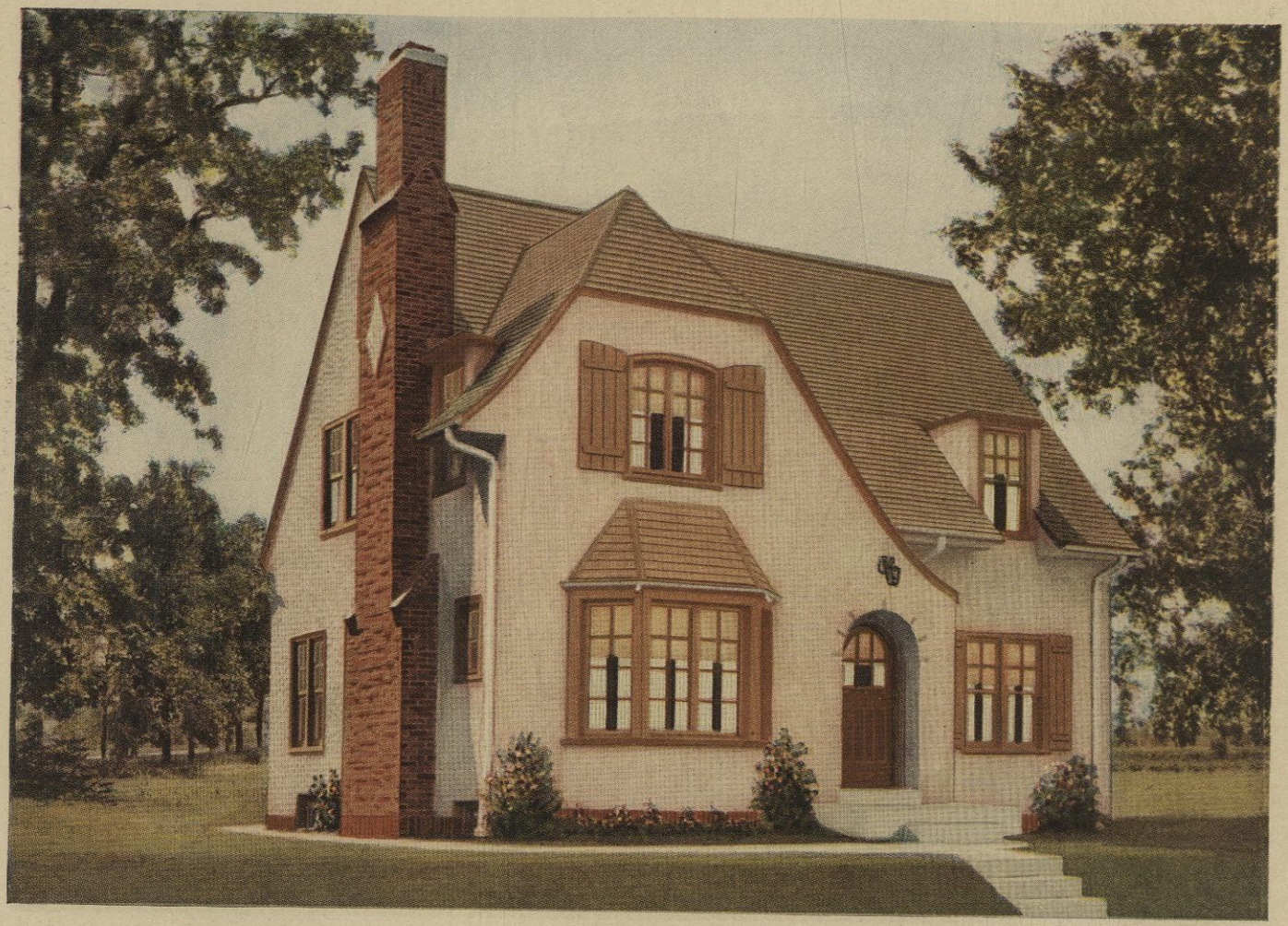




DIMENSIONS

Width over all	30' 0"
Depth over all	45' 6"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

Plans for Corner Lot If the home you select is not already suitable for a corner lot, a few simple changes usually are sufficient. We will show you how.

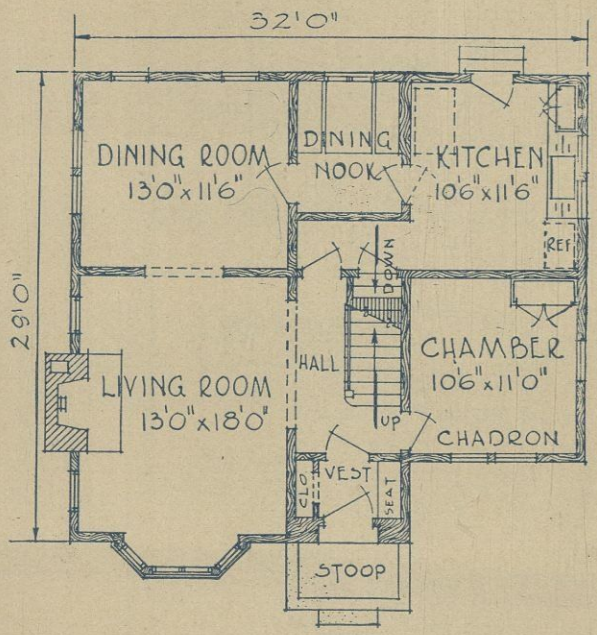


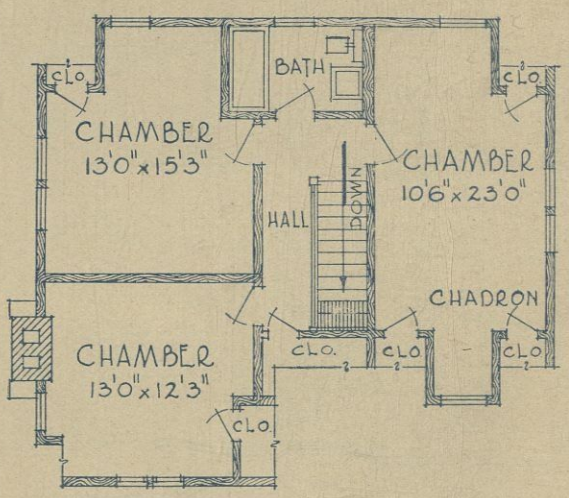
Size 32'0" x 29'0"

7 Rooms, Bath and Nook

The CHADRON

STUCCO, brick chimney, shutters, and recessed entrance are but a few of the attractive features of the "Chadron." The bay in front lends added charm. The arrangement of rooms offers many fascinating ways of furnishing. Stucco is backed with metal lath.





DIMENSIONS

Width over all	35' 0"
Depth over all	36' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

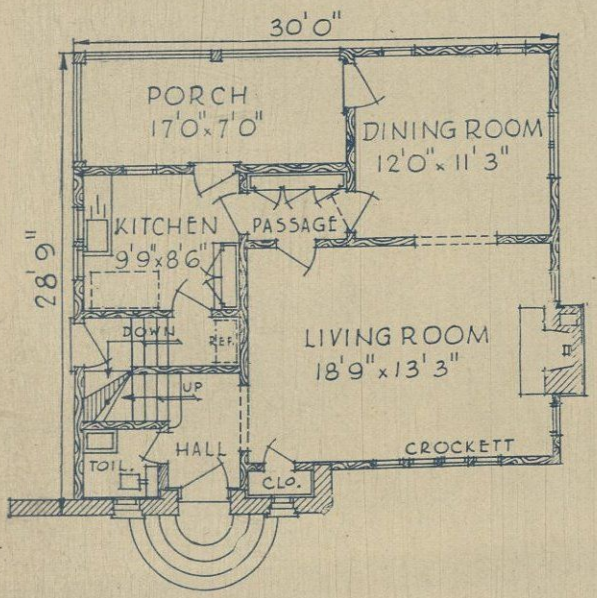
Insulate Homes are made much warmer and quieter, and a decided saving in fuel is effected by the use of proper insulation. It deserves careful consideration.

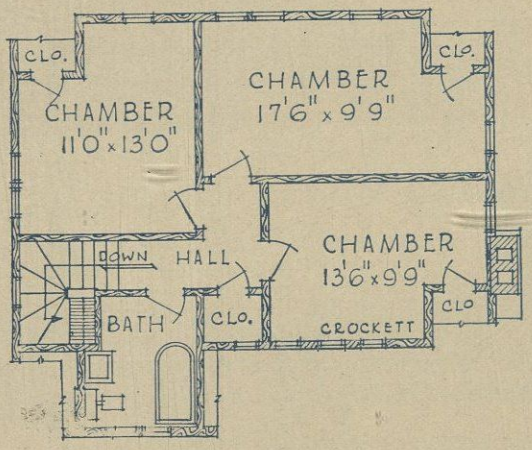
Size 30'0" x 28'9"

6 Rooms, Bath and Toilet

The CROCKETT

AN irresistible front, culminating in the artistic face brick entrance. Such features as a butler's pantry and a toilet off the hall makes the downstairs arrangement perfect. The spaciousness of the chambers should be noticed. The stucco is applied to metal lath.

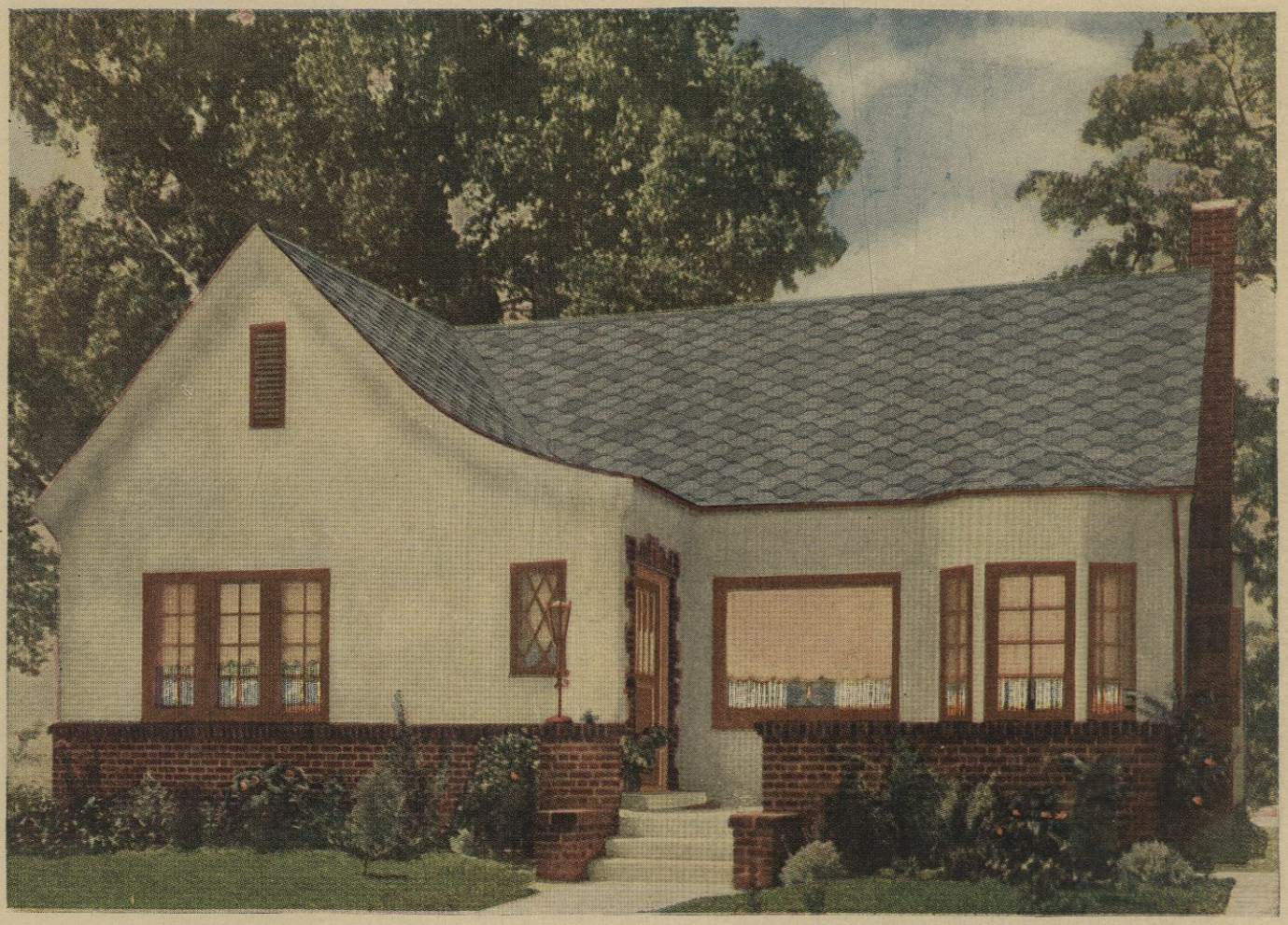




DIMENSIONS

Width over all	35' 6"
Depth over all	35' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Stained Shingles Are delivered stained in pleasing colors as may be selected and all ready to lay without waste. Roof and walls will last as long as the building itself.



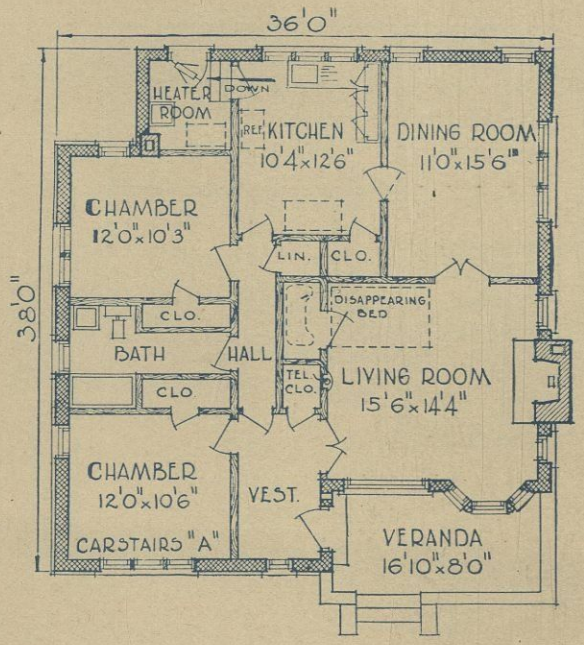
Size 36'0" x 38'0"

5 Rooms and Bath

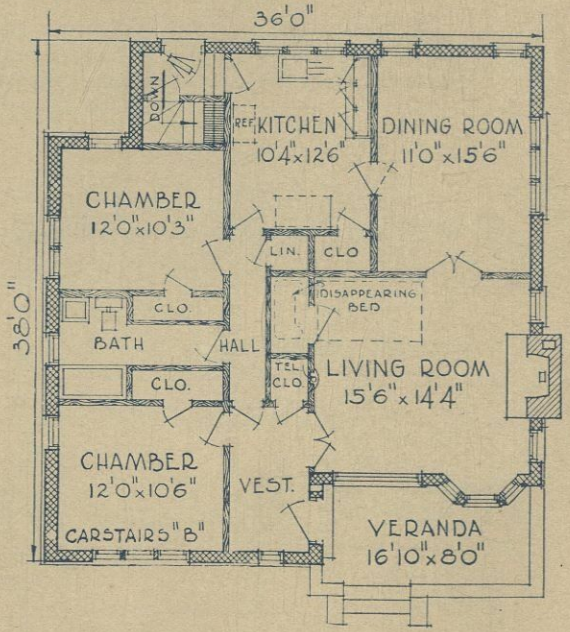
The CARSTAIRS

IMPORTANT

When ordering plans of this design, state whether wanted with or without basement.



PLAN "A"—WITHOUT BASEMENT

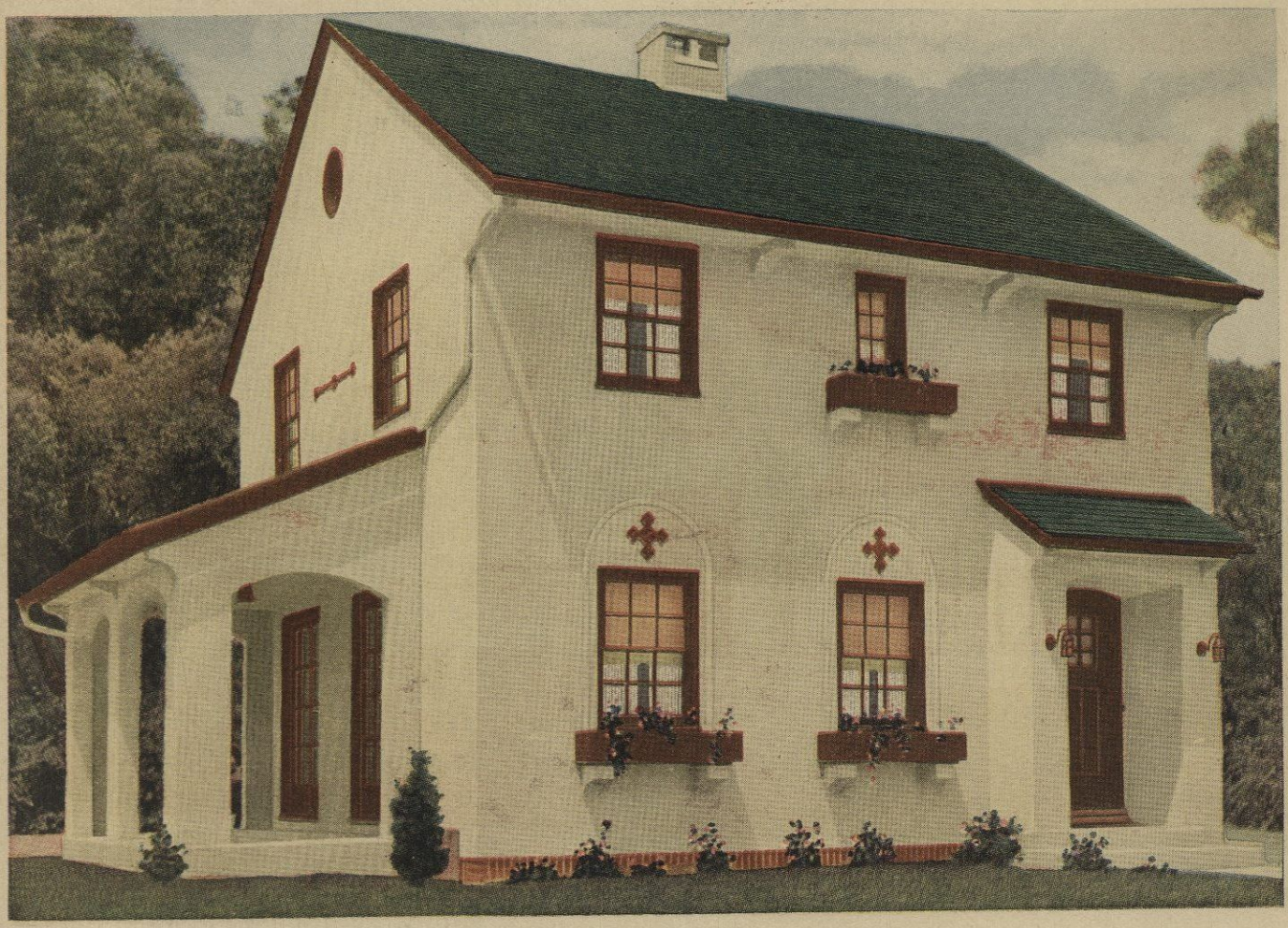


PLAN "B"—WITH BASEMENT

DIMENSIONS

Width over all	38' 6"
Depth over all	43' 0"
Ceiling height	9' 0"
Height of basement—Plan "B"	7' 0"

Sun Room We will be glad to show you how economically you can construct an attractive sun parlor addition to your home.

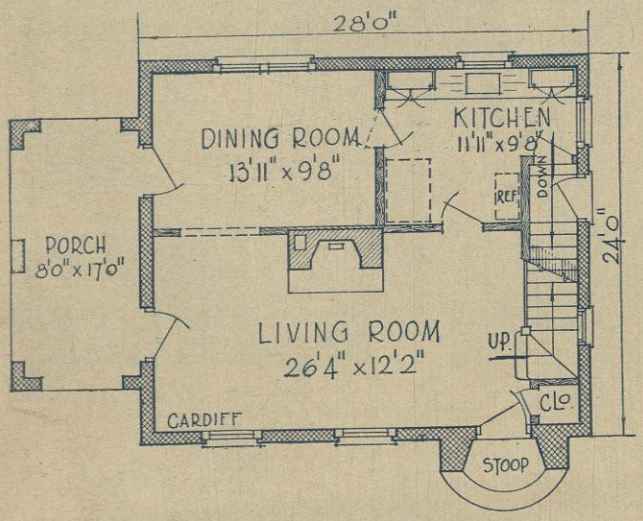


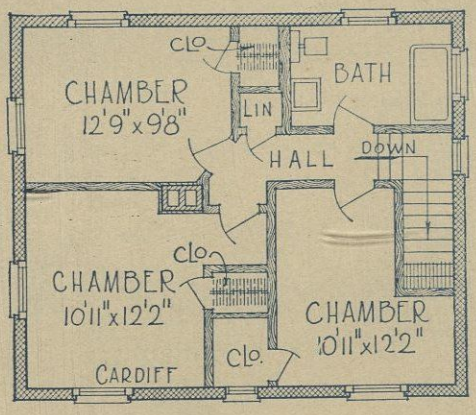
Size 28'0" x 24'0"

6 Rooms and Bath

The CARDIFF

SIMPLE yet effective, the above illustration speaks for itself. This model home is constructed of stucco on hollow tile for the outside walls. Adjustable closet fixtures and kitchen cabinets have been carefully installed to meet modern requirements.





DIMENSIONS

Width over all	38' 0"
Depth over all	29' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 4"
Height of basement	7' 0"

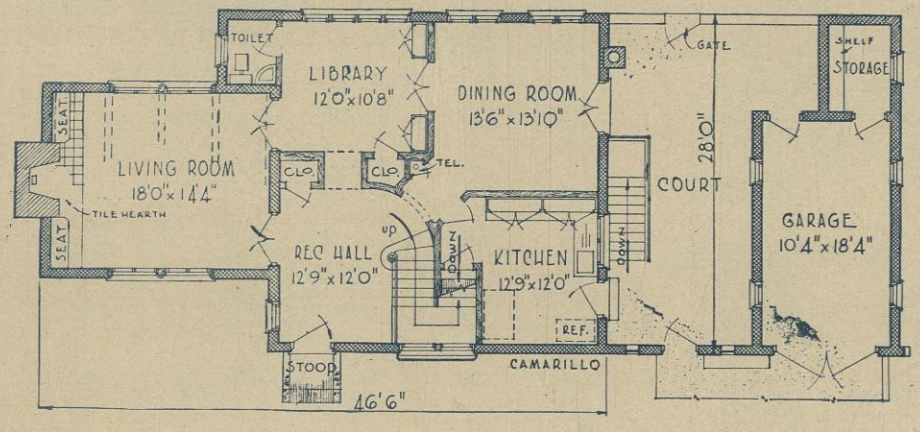
Sleeping Porch A very desirable and practical improvement to the home is the popular sleeping porch. We are always at your service.

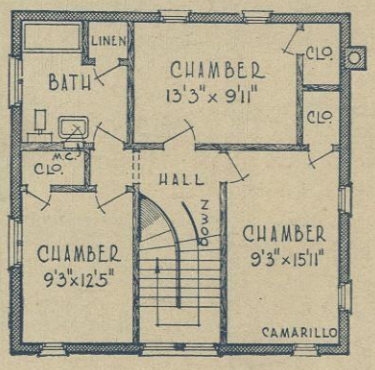
Size—House 46′6″ x 28′0″
Size—Garage 12′0″ x 28′0″

7 Rooms, Bath, Toilet, Garage and Court

The CAMARILLO

THE picture tells the story. The beautiful exterior is accomplished by the use of stucco applied to hollow tile in combination with different shades of tile for the roof. The interior is planned with all conveniences so necessary to modern homes. Do not overlook the garage. A disappearing bed, if desired, can be arranged in the library on the first floor.





DIMENSIONS

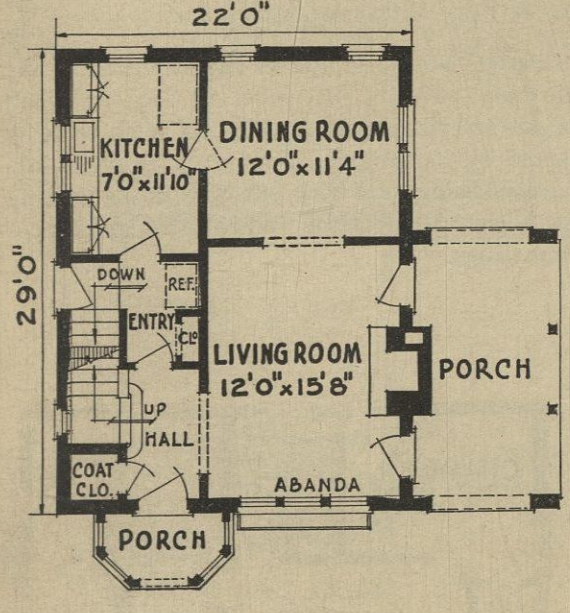
Width over all	73′ 6″	*Ceiling height, 1st floor*	9′ 0″
Depth over all	32′ 6″	*Ceiling height, 2nd floor*	8′ 0″
Ceiling height, living room	10′ 6″	*Height of basement*	7′ 0″

Garage to Match A pleasing result is always obtained when the garage is designed to match the home. It costs no more. We are always glad to demonstrate.

Size 22'0" x 29'0"

"The ABANDA"

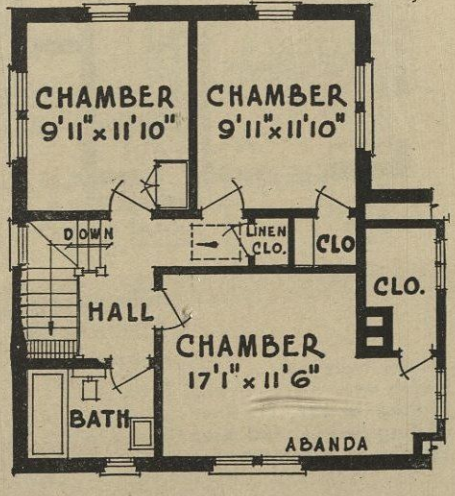
6 Rooms and Bath



THE eye wanders back and forth between the shady porch and the unique entrance.

The interior does not belie the charm of the outside. Large, airy rooms, and numerous handy closets make the "Abanda" most livable.

Stucco on tile for outside walls.



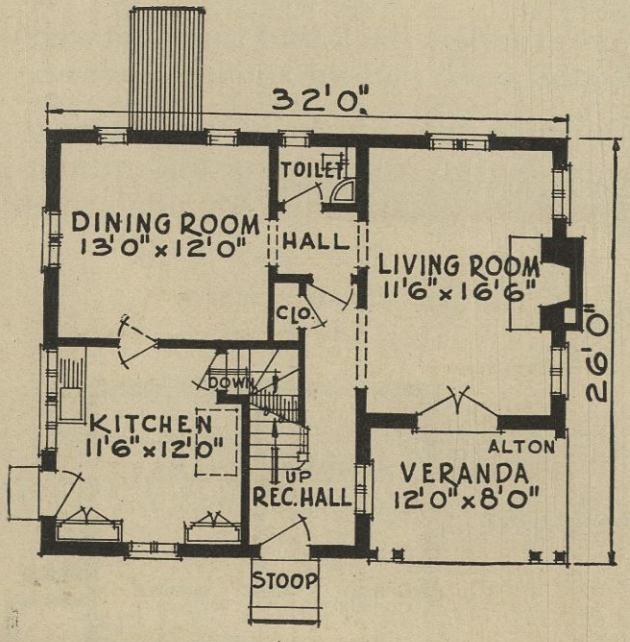
DIMENSIONS

Width over all	34' 0"
Depth over all	35' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

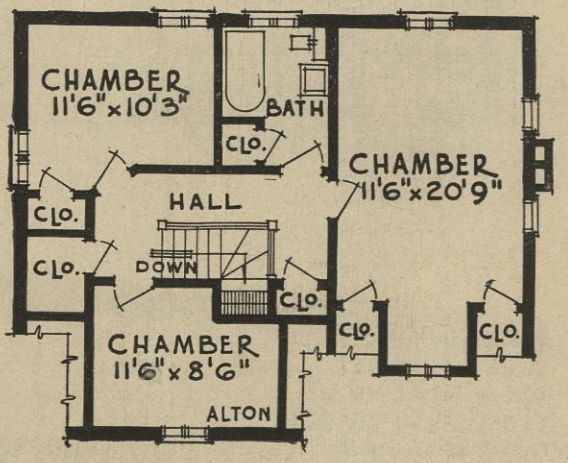
Size 32'0" x 26'0"

"The ALTON"

6 Rooms, Bath and Toilet

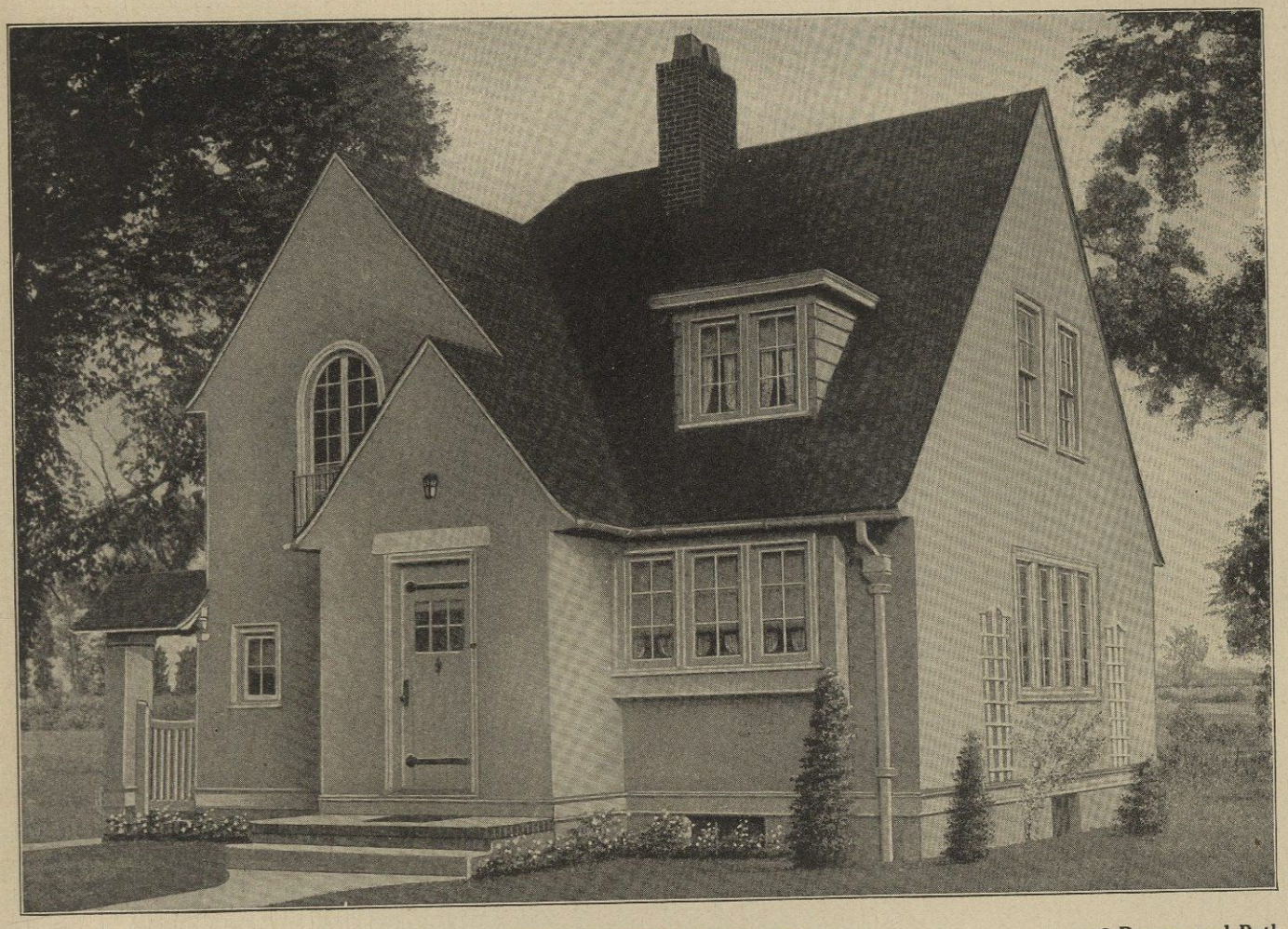


THIS illustration is sure to attract the attention of the discriminating builders interested in modern small homes. It is characterized as English by its steep roof, by its casements and by its squatty chimney. The old Colonial shutters are pleasing and very effective in completing this handsome home. The outside walls are tile and stucco with brick trimmings.



DIMENSIONS

Width over all	33' 0"
Depth over all	38' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

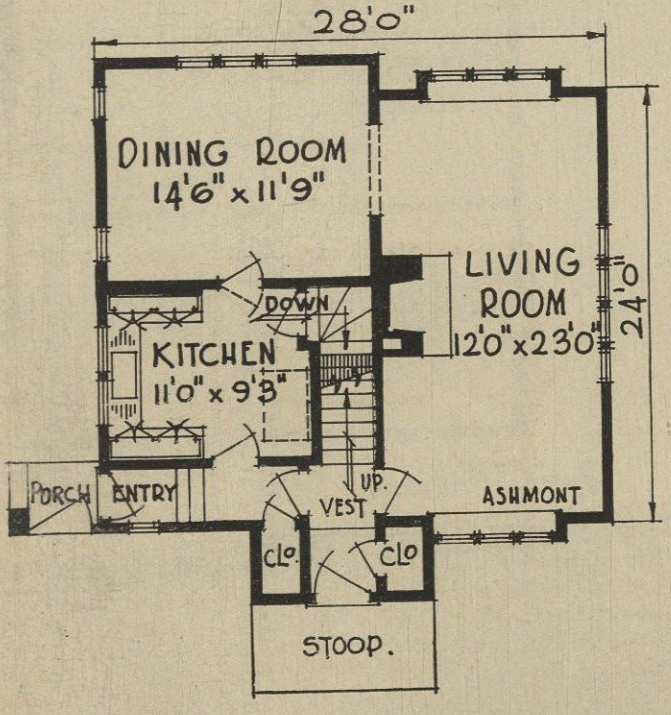


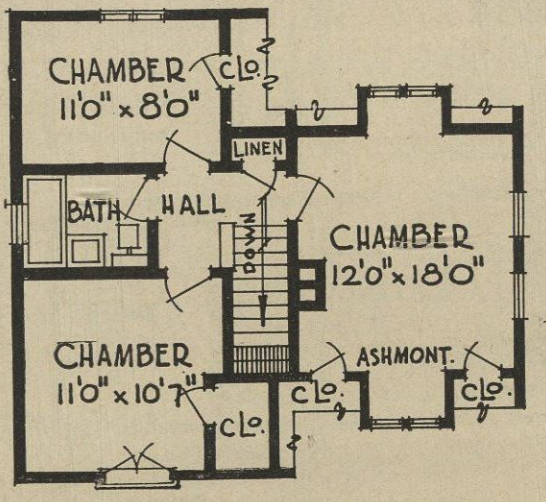
Size 28'0" x 24'0"

"The ASHMONT"

6 Rooms and Bath

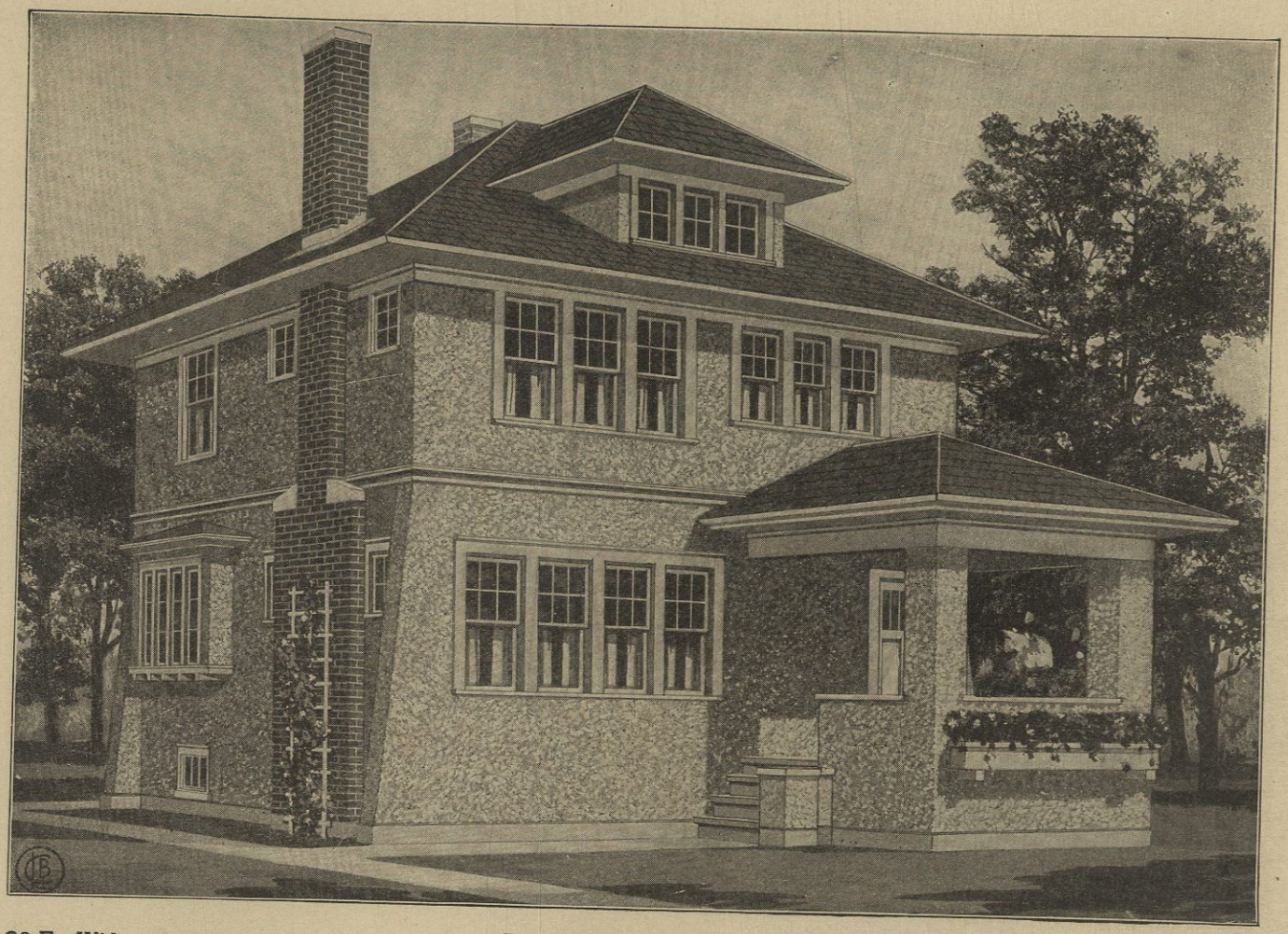
DONE in stucco on metal lath with occasional trellis work, or iron railing, giving it a gem-like appearance. By placing the kitchen at the front with entrance on side, the entire rear is left for garden space. Large rooms admirably arranged, mark the interior of the "Ashmont."





DIMENSIONS

Width over all	34' 0"
Depth over all	35' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

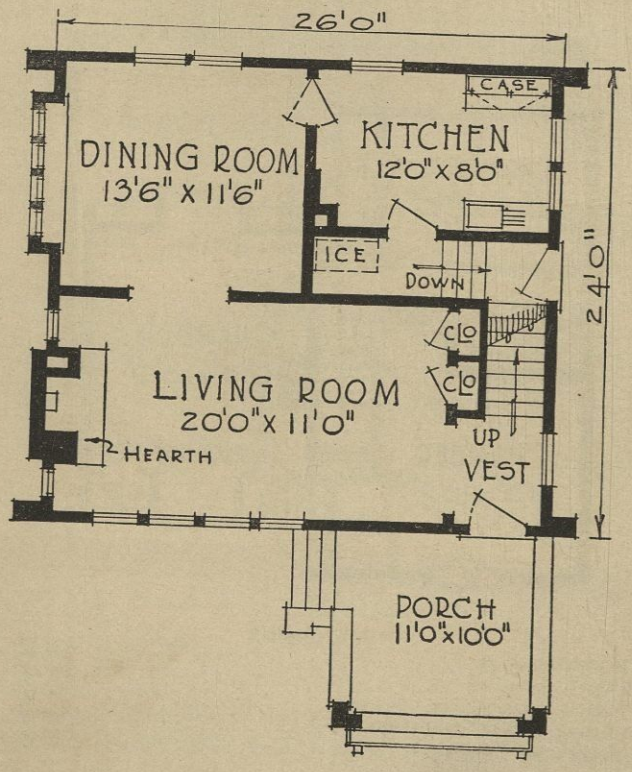


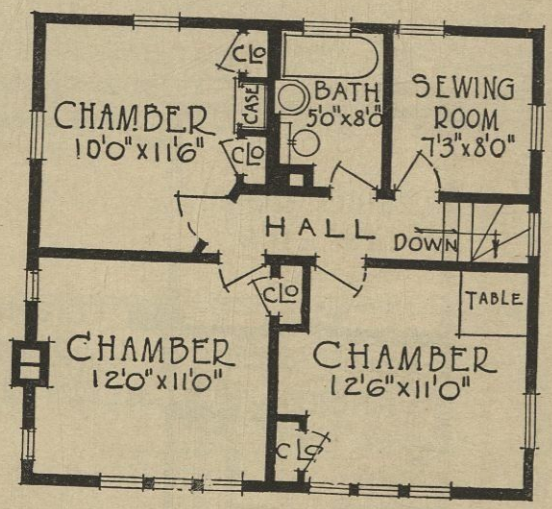
26 Ft. Wide x 24 Ft. Deep

Design 12257-A

6 Rooms, Bath and Sewing Room

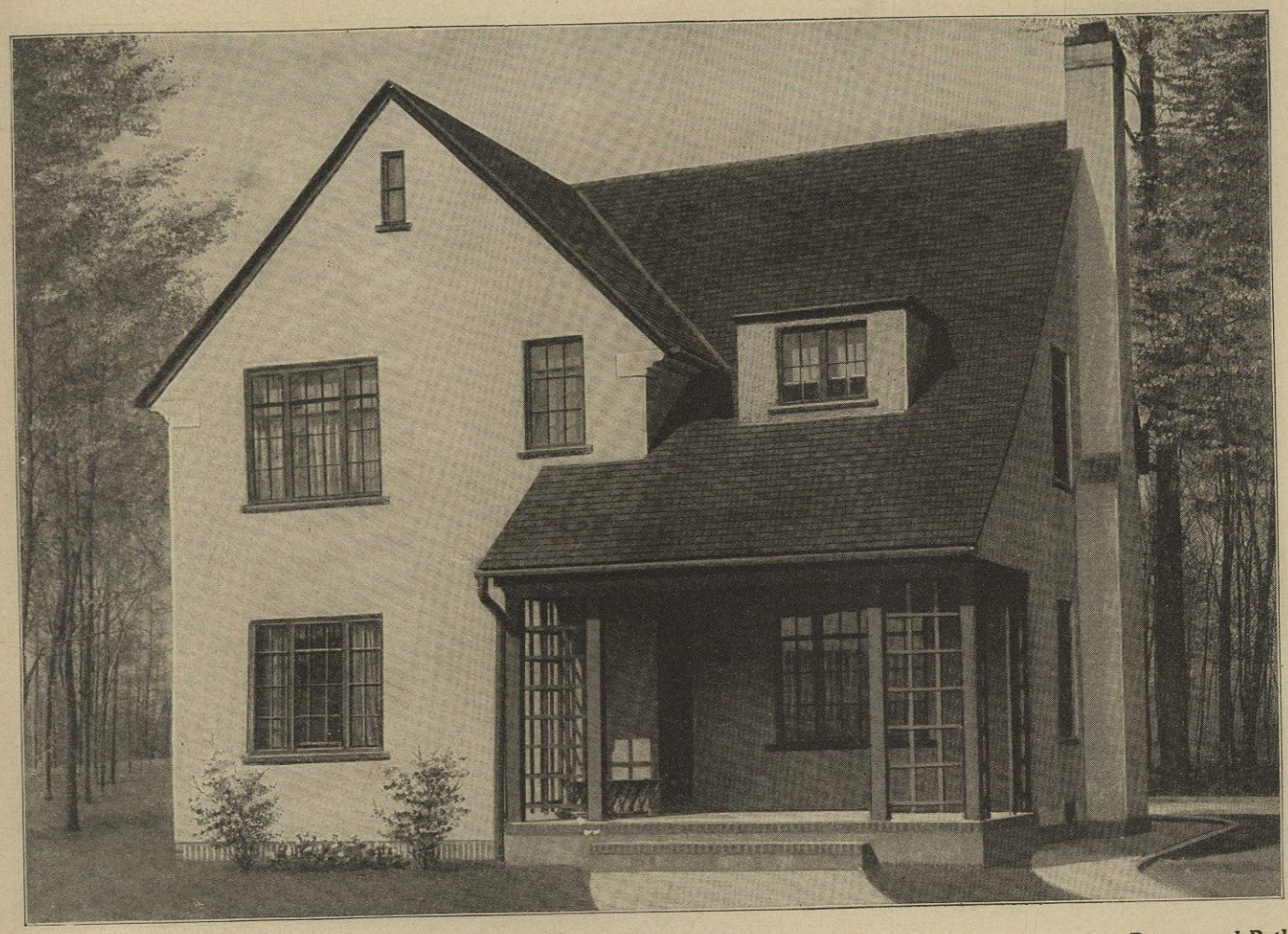
SIMPLICITY of outline, good proportions and convenient floor plans have made this design popular both for city and suburb. This is not a large home, but it is compact and square, which offers most for the amount invested. A careful study of the interior will show that all conveniences are included which make the home comfortable and the housework easier.





DIMENSIONS:

Width Over All	31' 6"
Depth Over All	38' 8"
Ceiling Height, First Floor	9' 0"
Ceiling Height, Second Floor	8' 0"
Height of Basement	7' 0"

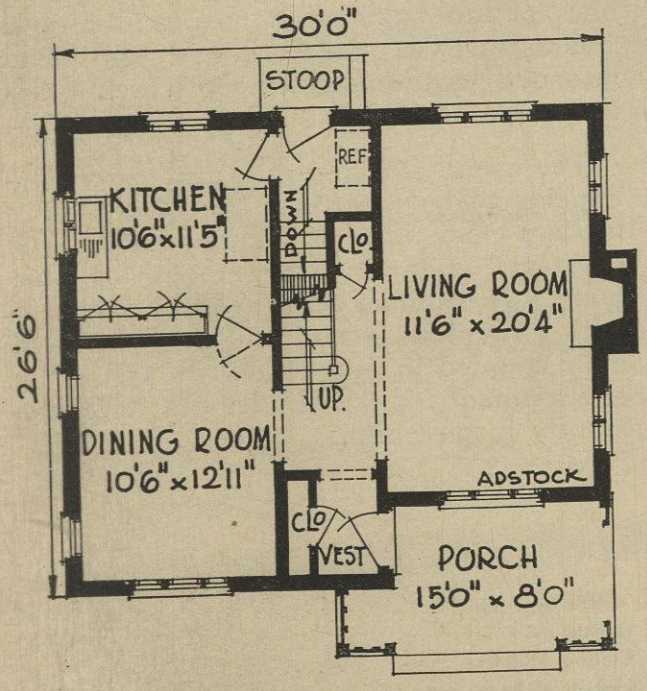


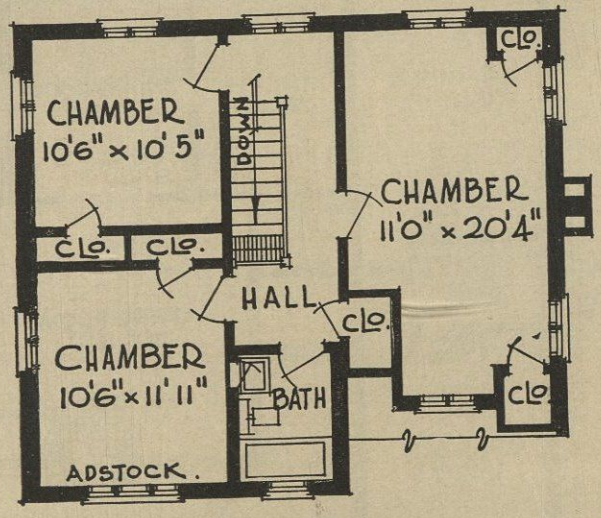
Size. 30'0" x 26'6"

"The ADSTOCK"

6 Rooms and Bath

A TRIM home in stucco on hollow tile. All the sash are steel. The open porch is charming and comfortable. Large chambers, kitchen conveniences, and expansive dining room; all cannot fail to appeal to the housewife.





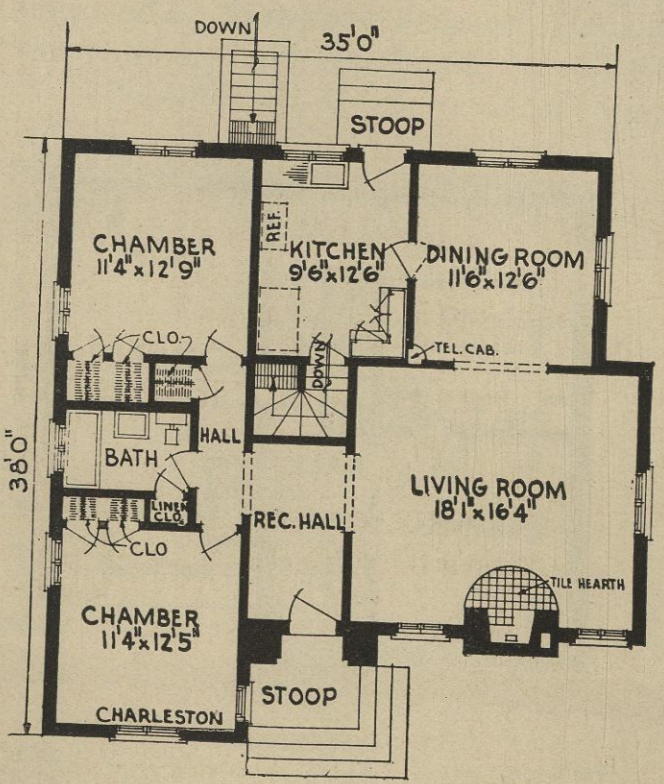
DIMENSIONS

Width over all	33' 3"
Depth over all	35' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Size 38'0" x 38'0"

"The CHARLESTON"

5 Rooms and Bath

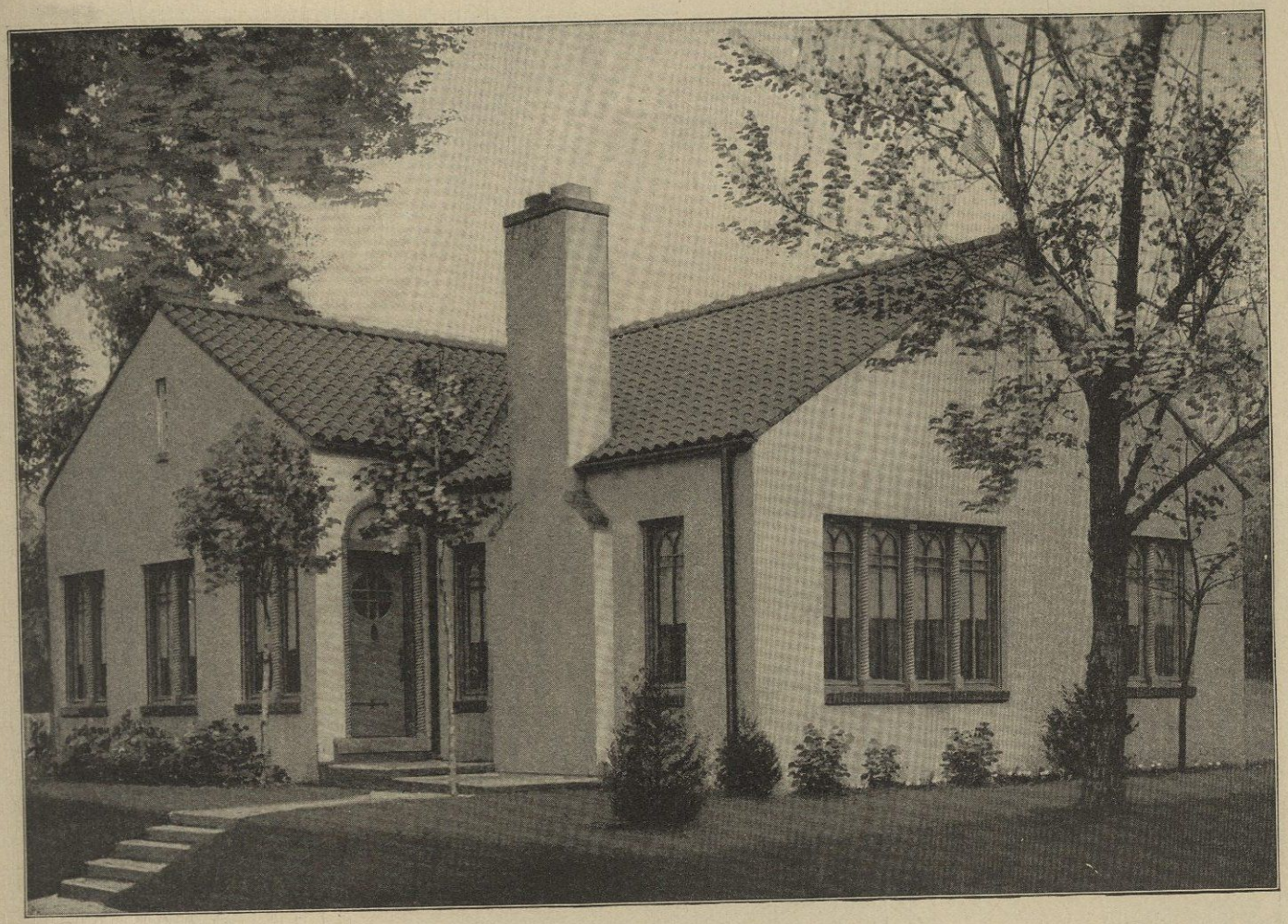


THE spirit of modern architecture is never shown to better advantage than in the above home. The entrance, roof lines, chimney and windows are all unique and distinctive. Yet all these details blend into one harmonious whole which bears the stamp of the personality of its creator.

The use of stucco on tile and space saving closet fixtures are but two of the many modern efficiencies which are found in the construction and arrangement of this home. In summary it is seldom one finds such individual beauty and modern efficiency coupled in one home. It will be an environment for the dweller that will constantly inspire him.

DIMENSIONS

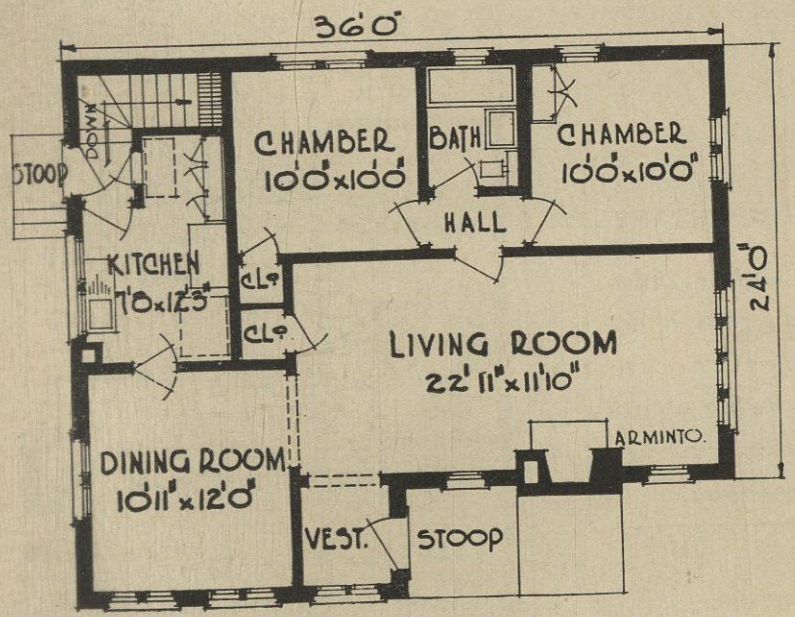
Width over all	39' 0"
Depth over all	47' 0"
Ceiling Height	9' 0"
Height of basement	7' 0"



Size 36'0" x 29'10"

"The ARMINTO"

5 Rooms and Bath



A JEWEL in the Spanish style. The combination of the tile roof, stucco, spiral pilasters, and Gothic windows is captivating.

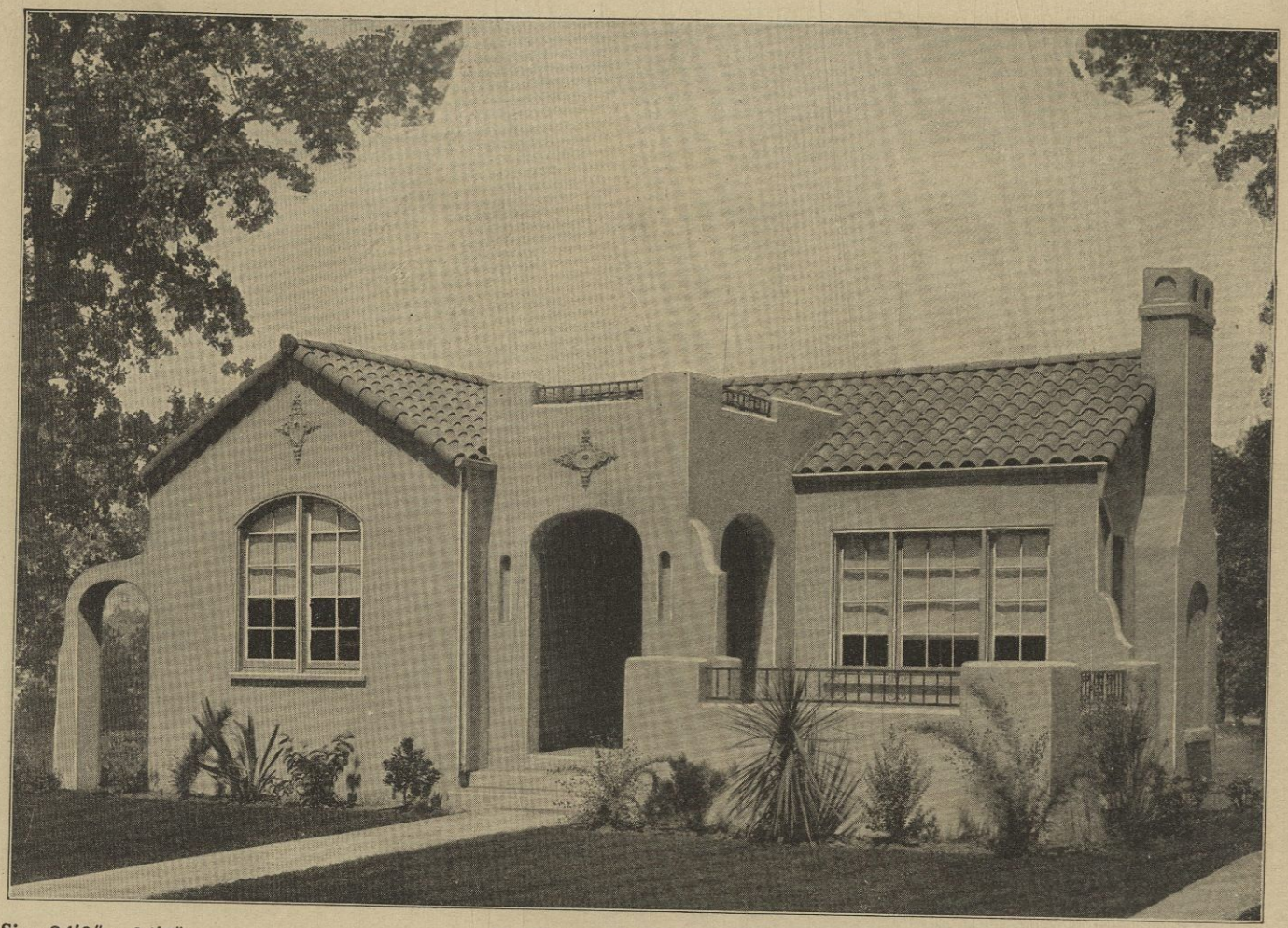
The small hall between the chambers and living room sets each room off by itself. Outward beauty and inward comfort are the gifts of the "Arminto."

All exterior walls are constructed of hollow tile.

DIMENSIONS

Width over all	39' 6"
Depth over all	31' 0"
Ceiling height	9' 0"
Height of basement	7' 0"

These Homes are Modern and Practical and Have Proven So in Actual Construction.

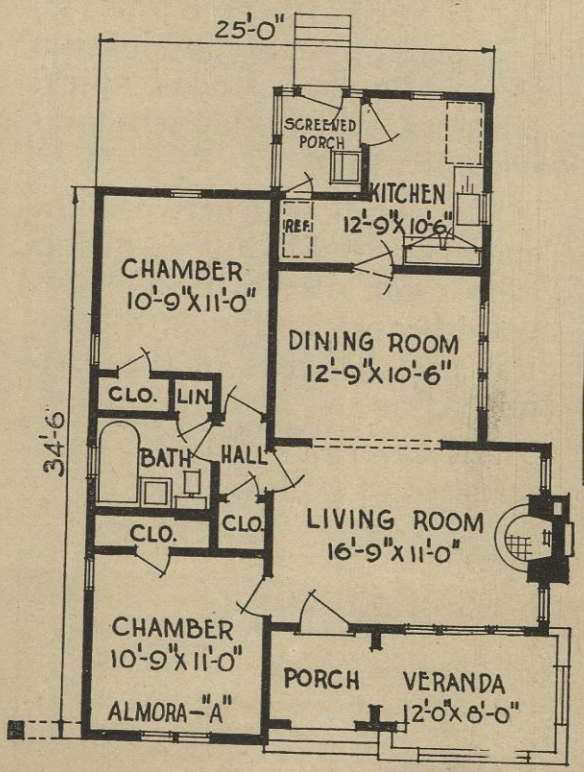


Size 24'0" x 34'6"

"The ALMORA"

5 Rooms and Bath

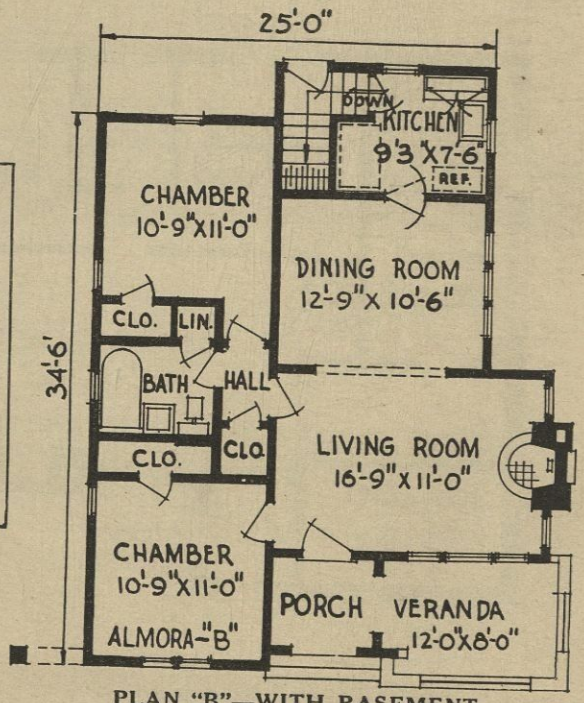
"THE ALMORA" is of frame construction with outside walls covered with stucco on metal lath.



PLAN "A"—WITHOUT BASEMENT

IMPORTANT

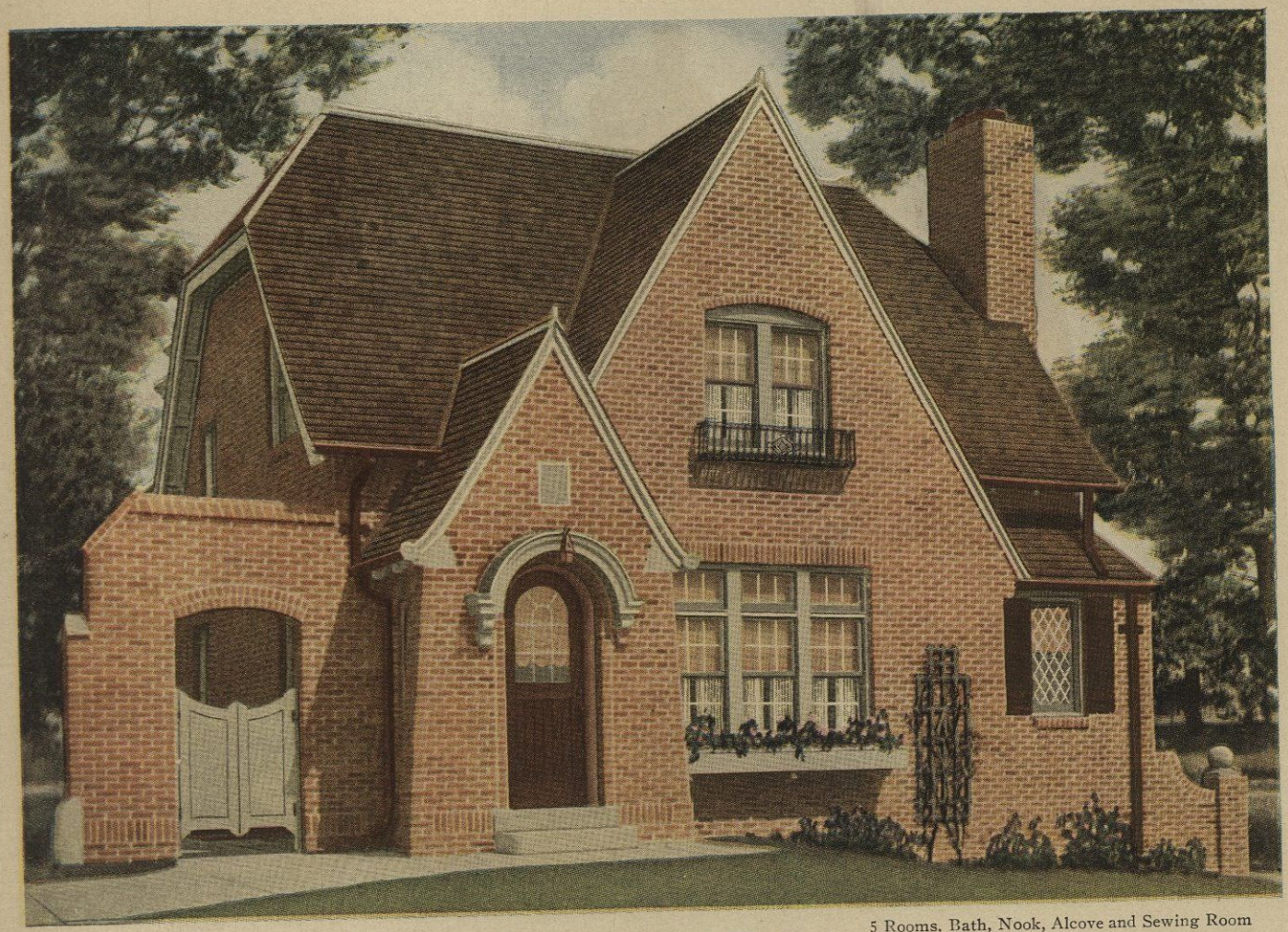
When ordering plans of this design state whether wanted with or without basement.



PLAN "B"—WITH BASEMENT

DIMENSIONS

Width over all	35' 6"
Depth over all—Plan "A"	43' 6"
Depth over all—Plan "B"	39' 0"
Ceiling height	8' 6"
Height of basement—Plan "B"	7' 0"

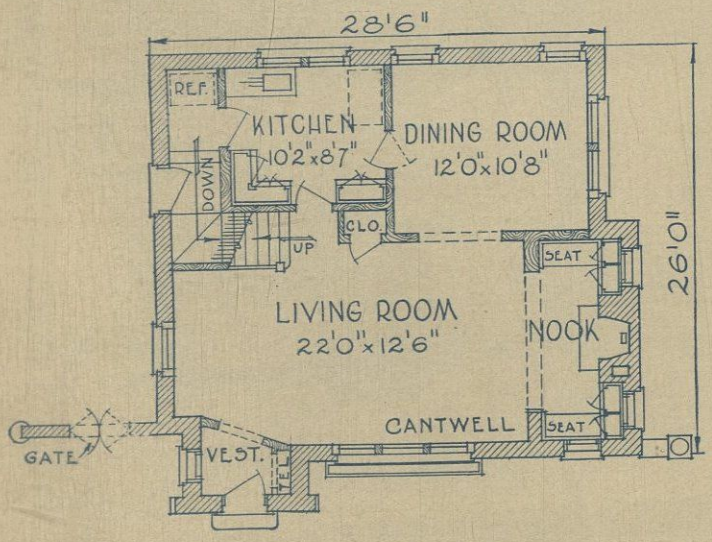


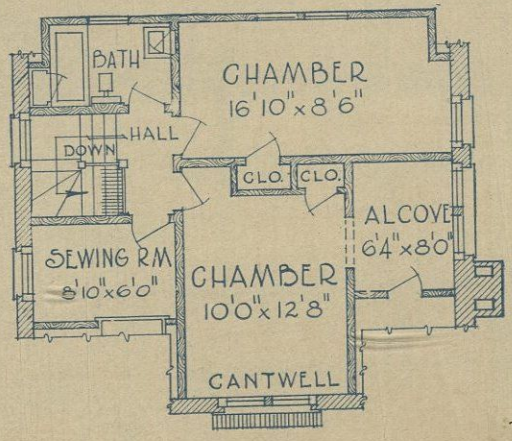
Size 28'6" x 26'0"

5 Rooms, Bath, Nook, Alcove and Sewing Room

The CANTWELL

A SMALL English type home with exterior of face brick. The two front gables give individuality without eccentricity to the exterior. Built in seat and bookcases in the nook, and a built in linen chest in the sewing room are conveniences of the interior. Stable construction, attractive interior arrangement, and a distinctive architectural style mark the "Cantwell."

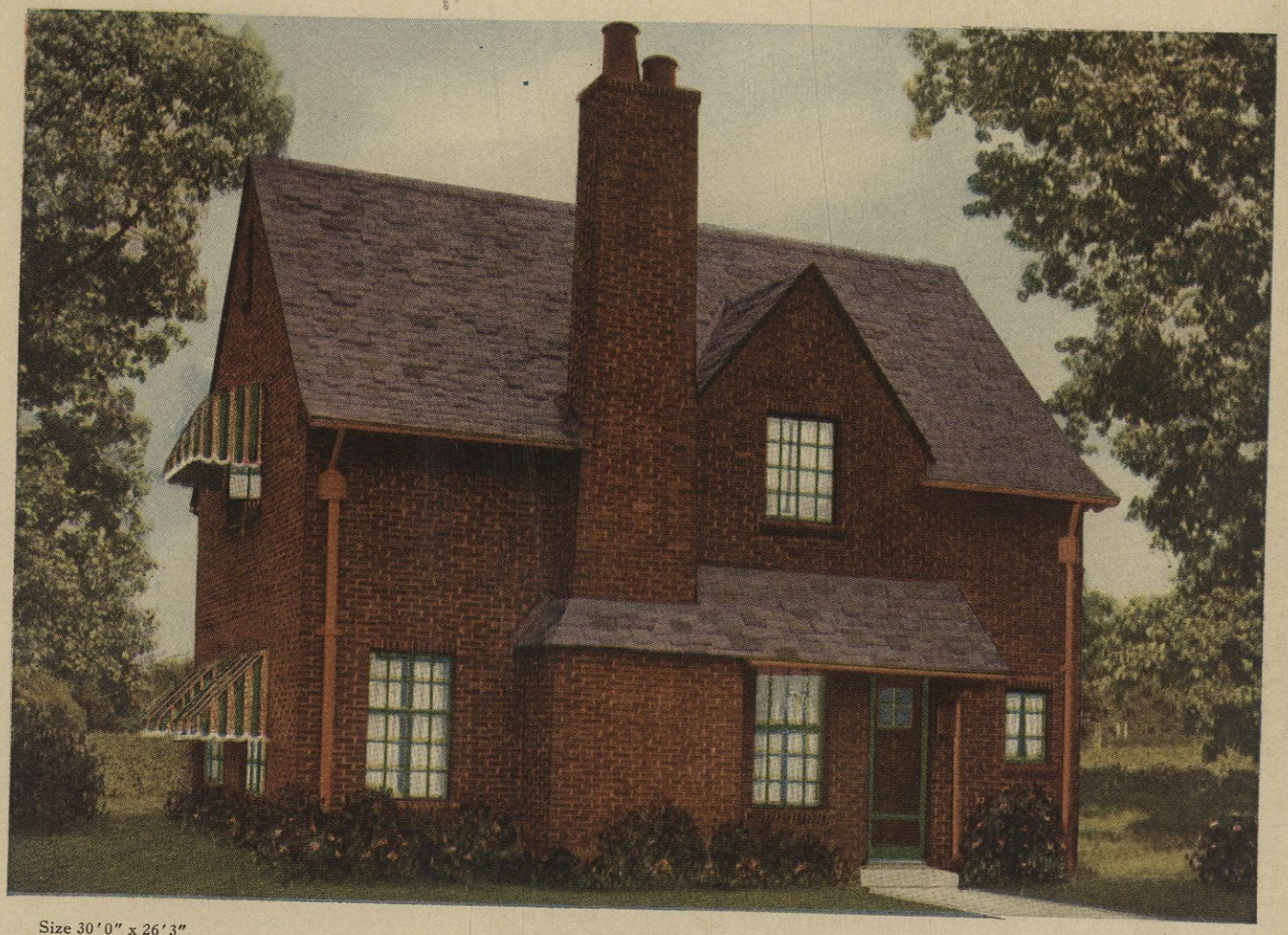




DIMENSIONS

Width over all	42' 3"
Depth over all	32' 3"
Ceiling Height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Quick Delivery Realizing that much depends upon the service rendered by the material dealer, we established a quick delivery service. We furnish material as needed and as the building progresses.

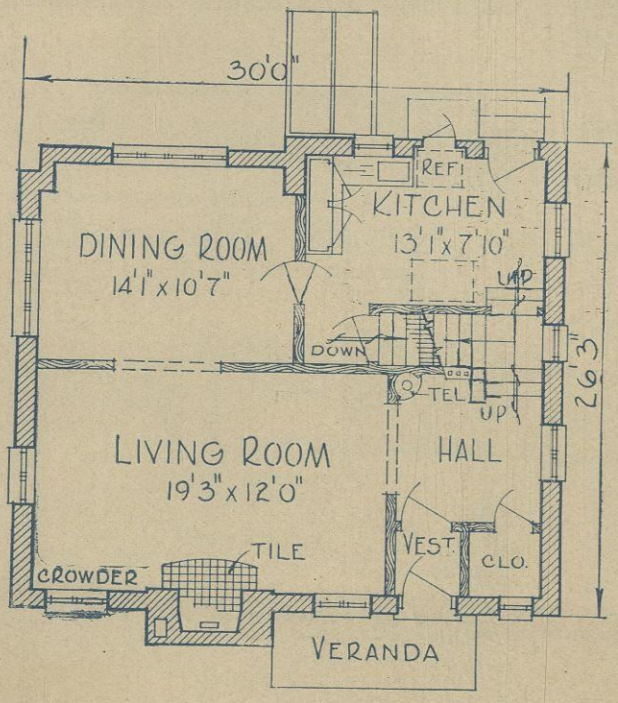


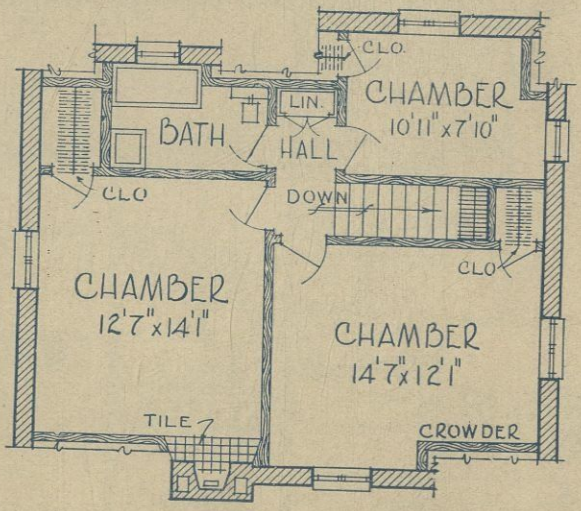
Size 30'0" x 26'3"

The CROWDER

6 Rooms and Bath

FACE brick are laid in rustic manner for outside wall, while the roof is random laid slate. Such utilities as kitchen cabinets, telephone cabinet and space saving closet fixtures are part of the equipment.

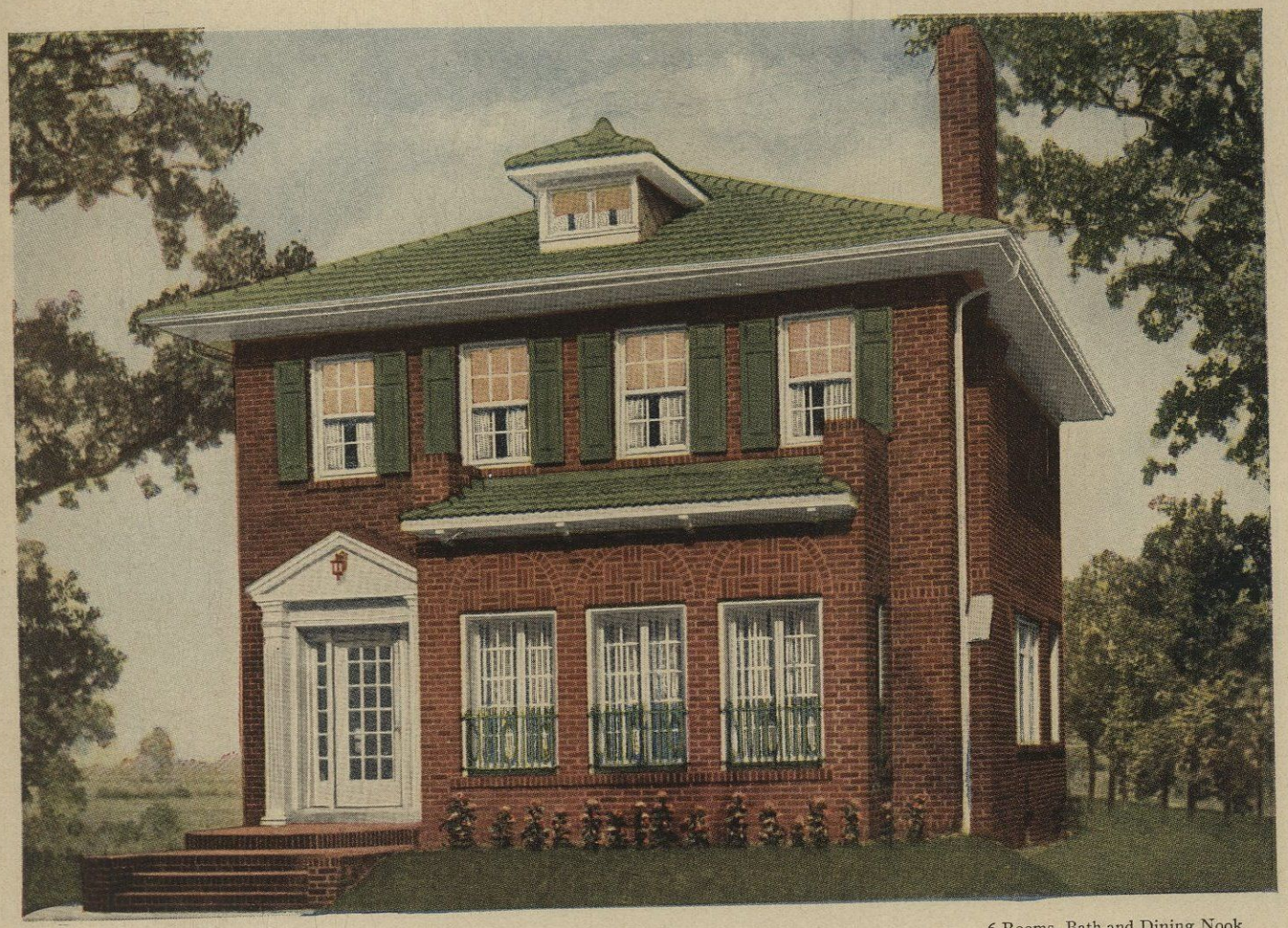




DIMENSIONS

Width over all	31' 6"
Depth over all	37' 3"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

Complete Service By our term service, we mean effective and interested co-operation with the Home Builder in attaining his object.

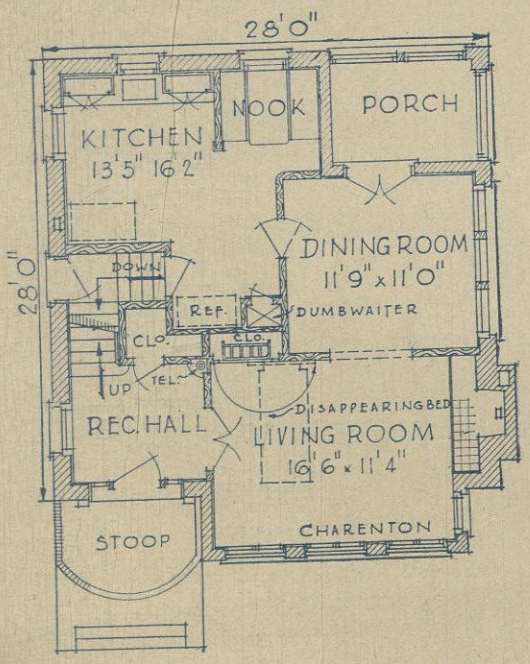


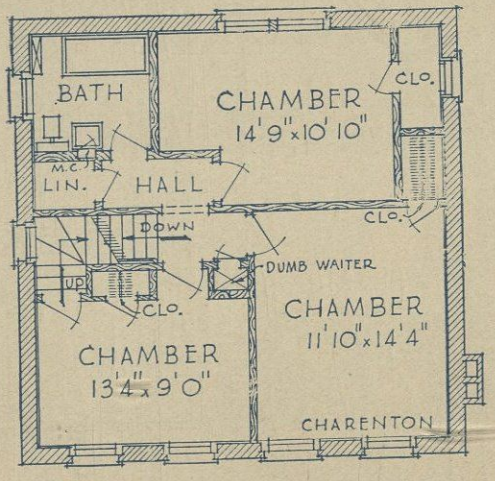
Size 28'0" x 28'0"

6 Rooms, Bath and Dining Nook

The CHARENTON

THE "Charenton" offers all conveniences. Note the disappearing bed, dining nook, dumb waiter and space saving closets. The exterior is beautifully designed in face brick with green tile roof.

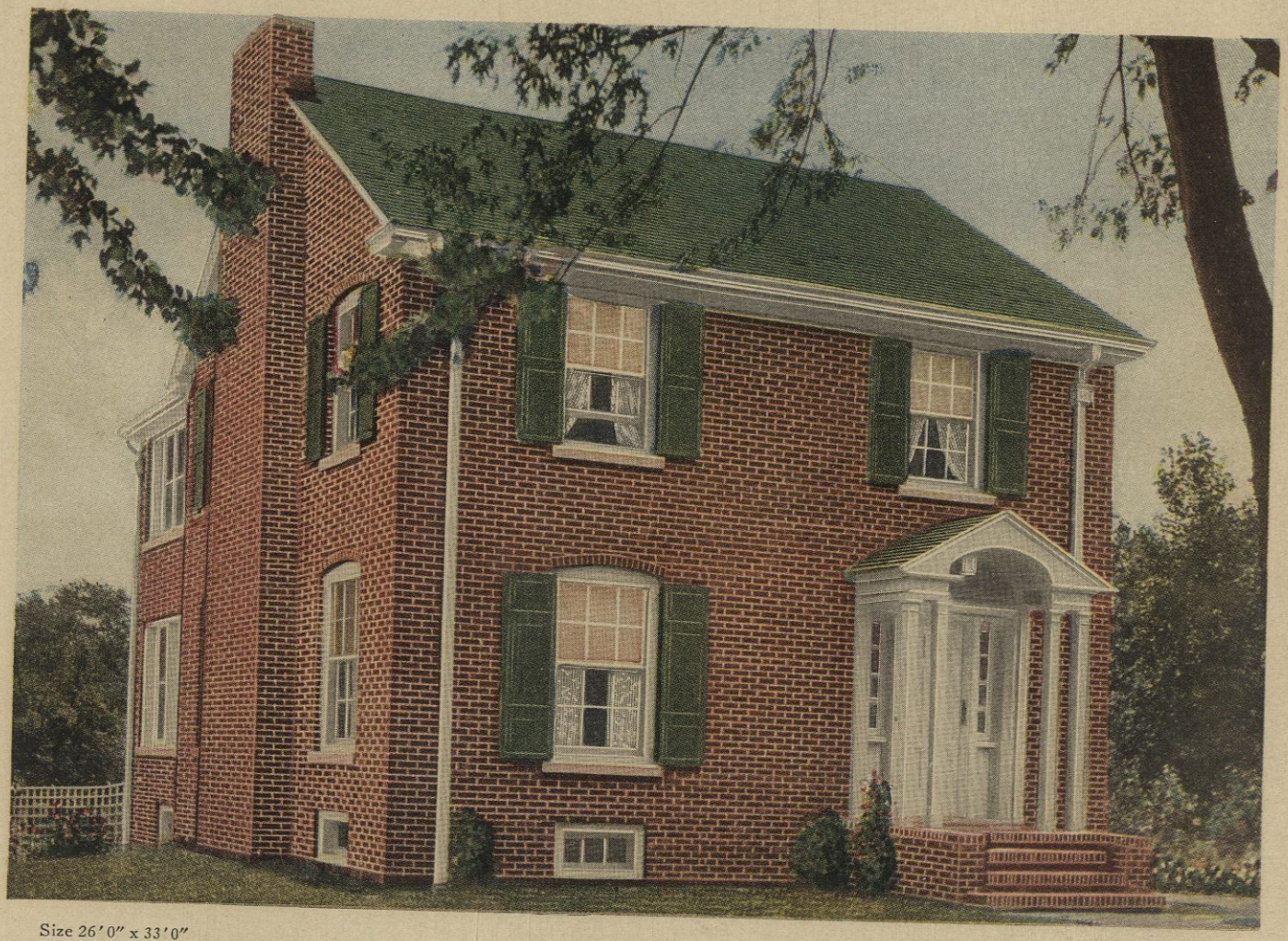




DIMENSIONS

Width over all	33' 6"
Depth over all	40' 0"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

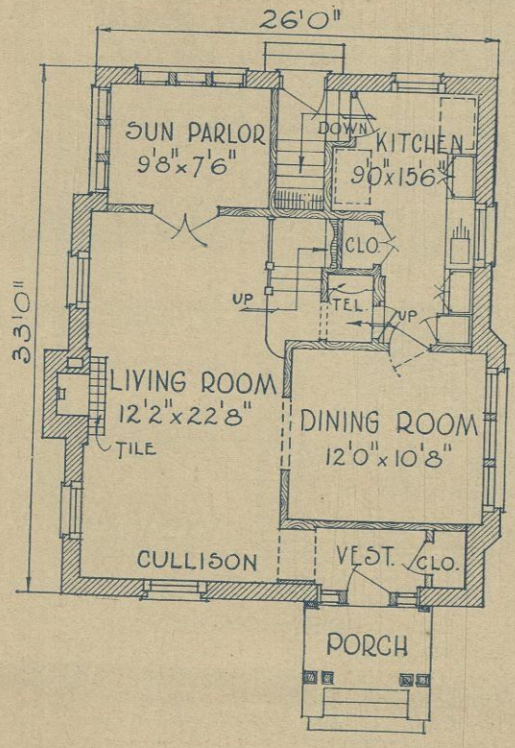
Consult Us Experience and trade knowledge enables us to give our patrons unexcelled service in selecting proper materials, practical plans and gives them much useful building information.

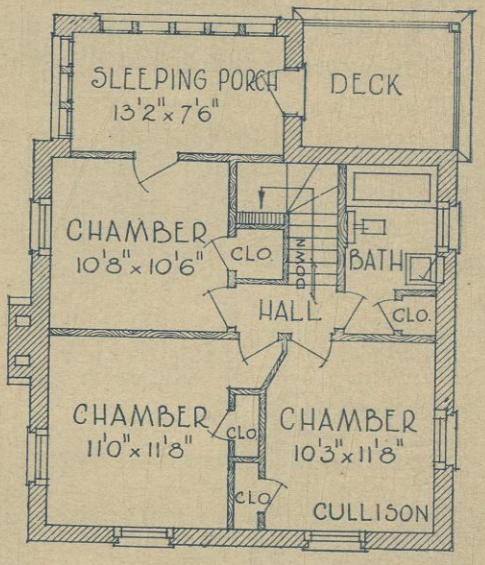


Size 26′0″ x 33′0″

The CULLISON

6 Rooms, Bath, Sun Parlor and Sleeping Porch

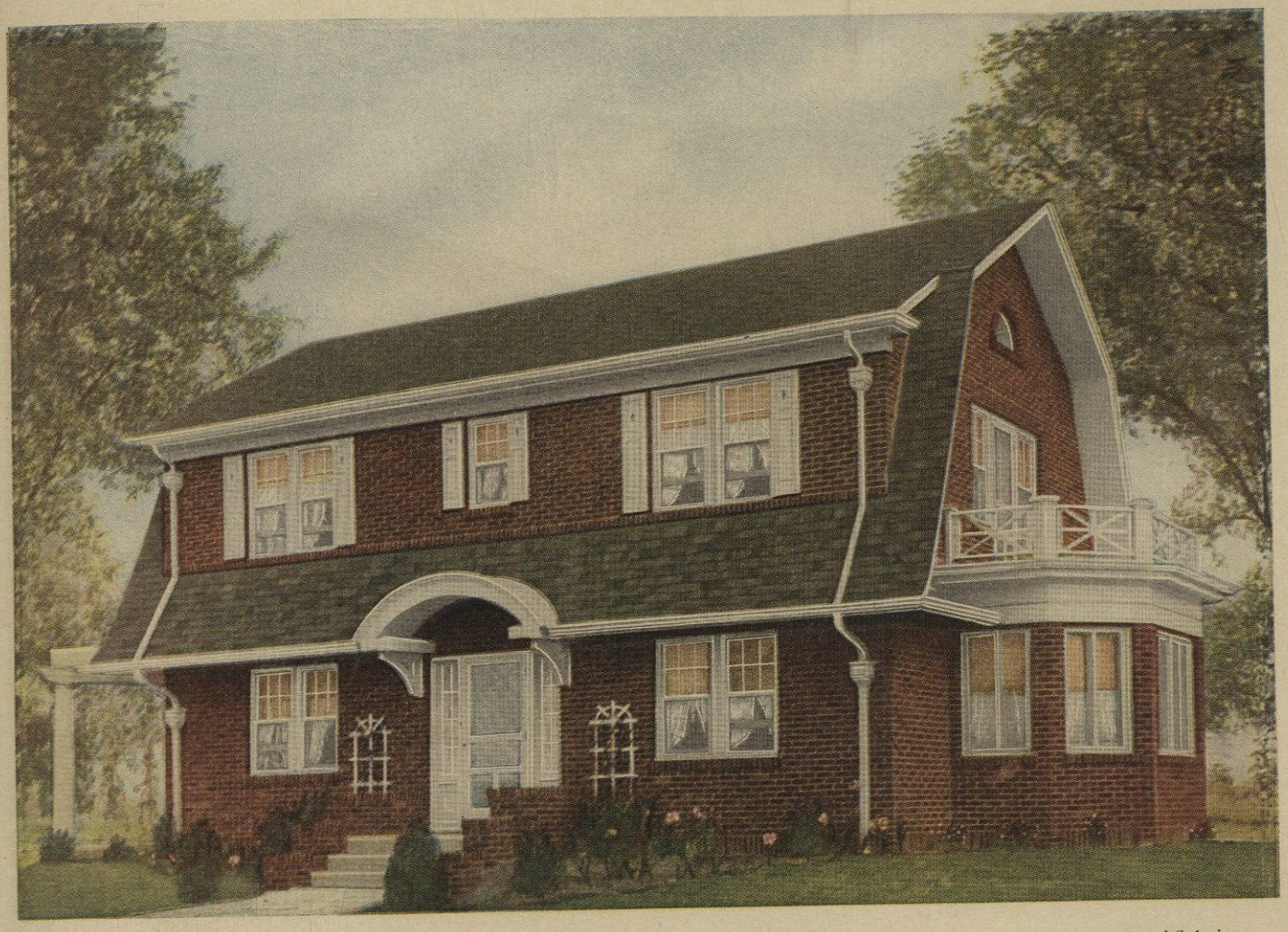




DIMENSIONS

Width over all	29′ 3″
Depth over all	42′ 6″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 6″
Height of basement	7′ 0″

Over 1,000 Other Designs If you cannot find a home in this book to meet your requirements let us know as we have hundreds of other modern designs for your selection.

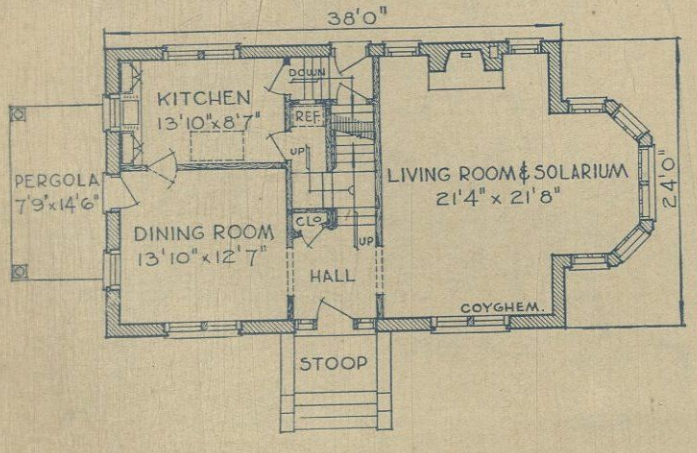


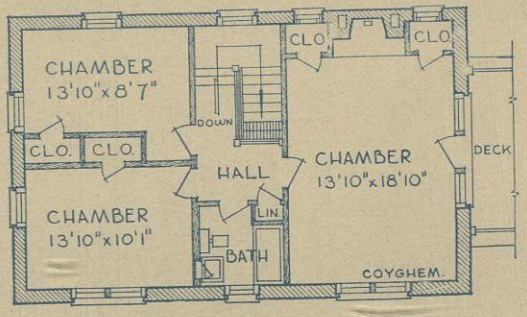
Size 38'0" x 24'0"

6 Rooms, Bath and Solarium

The COYGHEM

THE Dutch Colonial style carried out in face brick proves to be very effective as shown here. By placing a pergola at one end and the solarium at the other, the architect has achieved perfect balance. You can visualize the effect of the combined living room and solarium from the floor plan, and you may rest assured that it is delightful. Also note the large chamber with fireplace and door opening to the upper deck.

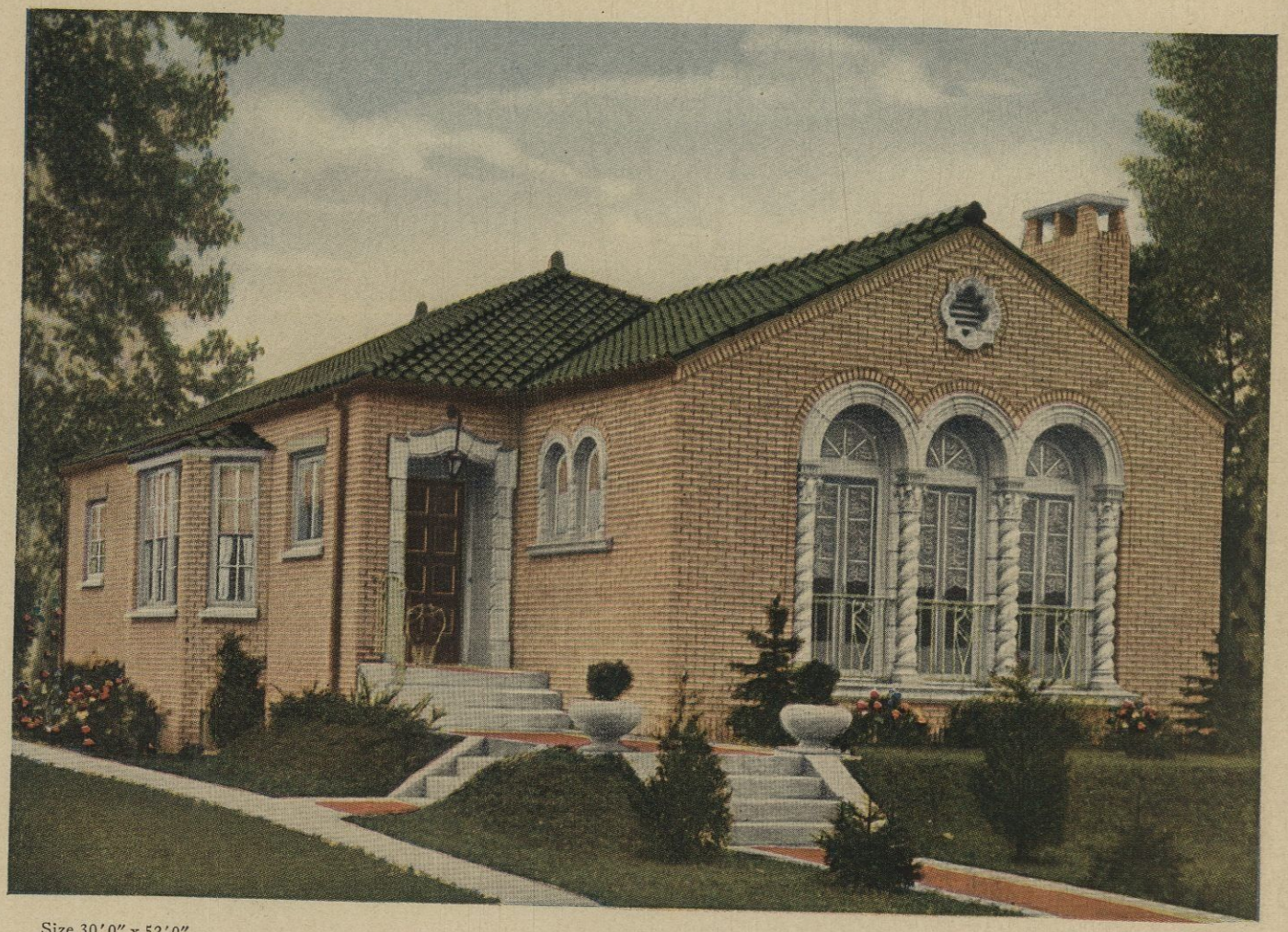




DIMENSIONS

Width over all	56' 0"
Depth over all	34' 6"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 3"
Height of basement	7' 0"

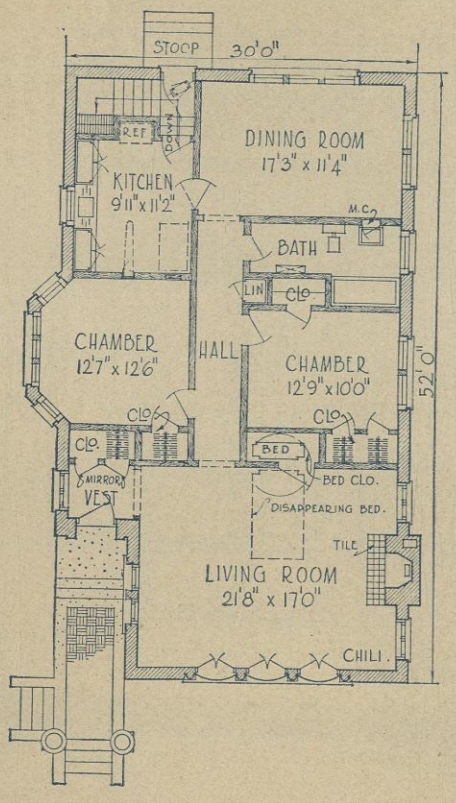
Labor Saving Conveniences Model kitchens, charming breakfast nooks, built-in furniture, dumb waiters and other conveniences can be incorporated in any design to suit the builder.



Size 30′0″ x 52′0″

The CHILI

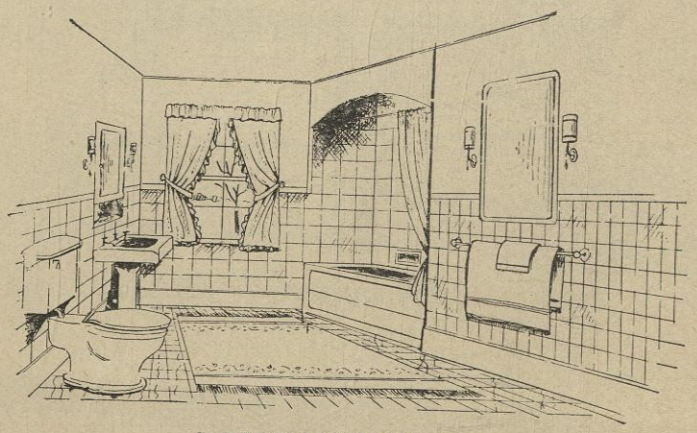
5 Rooms and Bath



THIS beautiful home is much admired by discriminating builders. The use of face brick for exterior, tile for the roof and ornamental trimmings are very effective. The interior includes all modern equipment necessary for the ideal home.

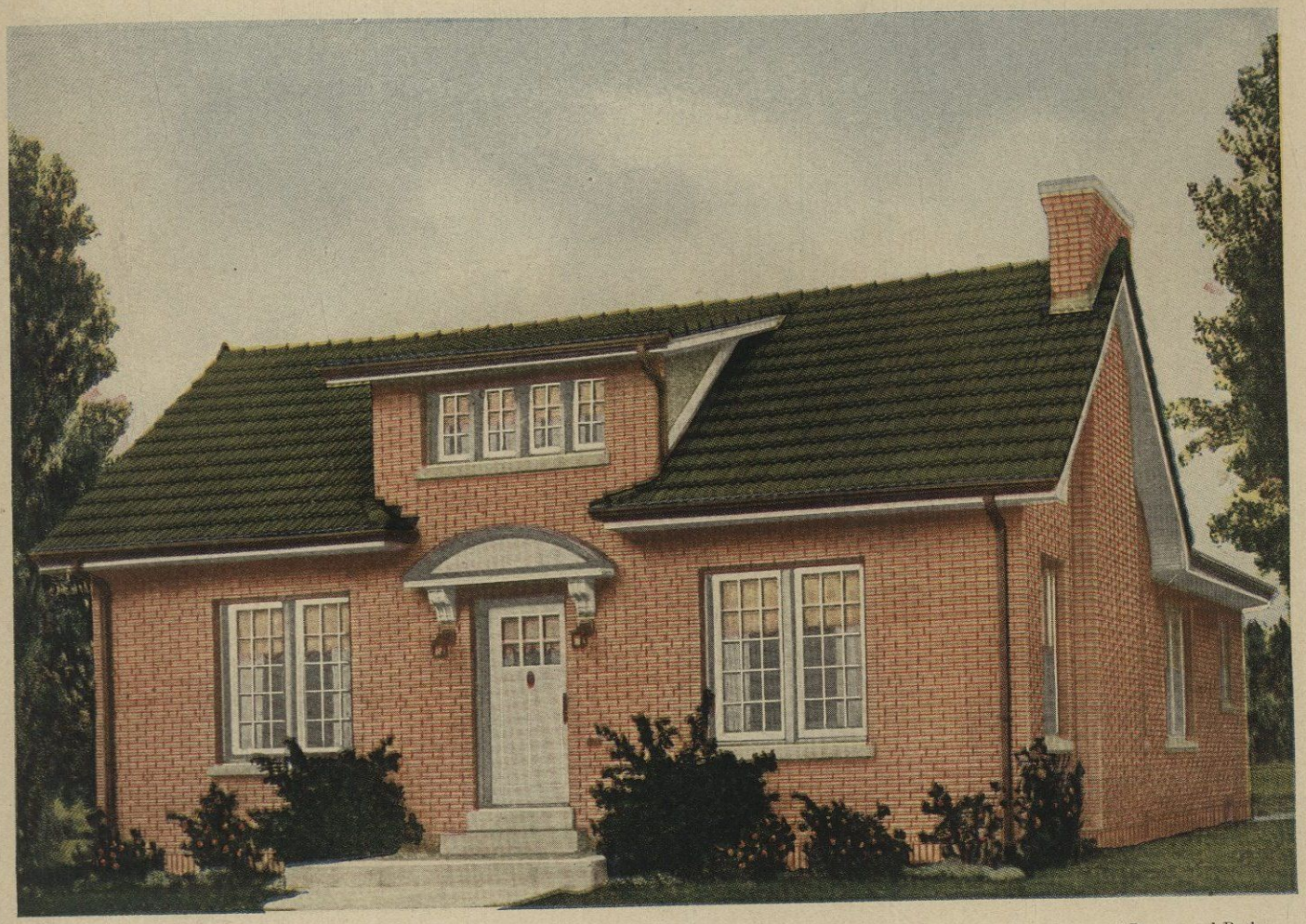
DIMENSIONS

Width over all	34′ 6″
Depth over all	65′ 9″
Ceiling height	9′ 6″
Height of basement	7′ 0″



INTERIOR OF BATH ROOM

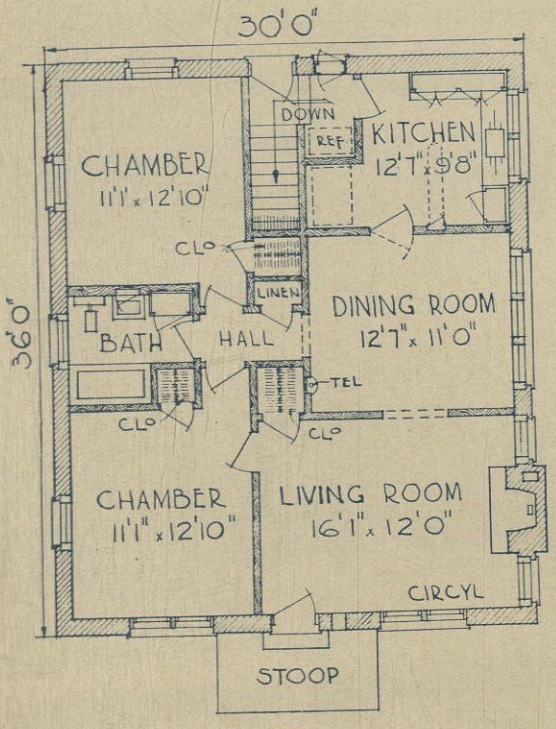
New Features Delivery receptacles, built-in mail boxes, built-in telephone cabinets, kitchen ventilators, bath room wall heaters, laundry dryers and other new features can be economically installed in your new home.



Size 30'0" x 36'0"

5 Rooms and Bath

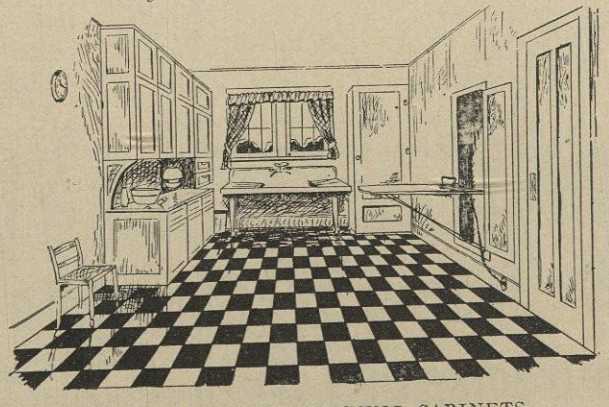
The CIRCYL



THERE is a magnificence and splendor here that is rarely found in a small home. Perhaps it lies in the decorative entrance or perhaps in the rich tile roof combined with the attractive face brick.

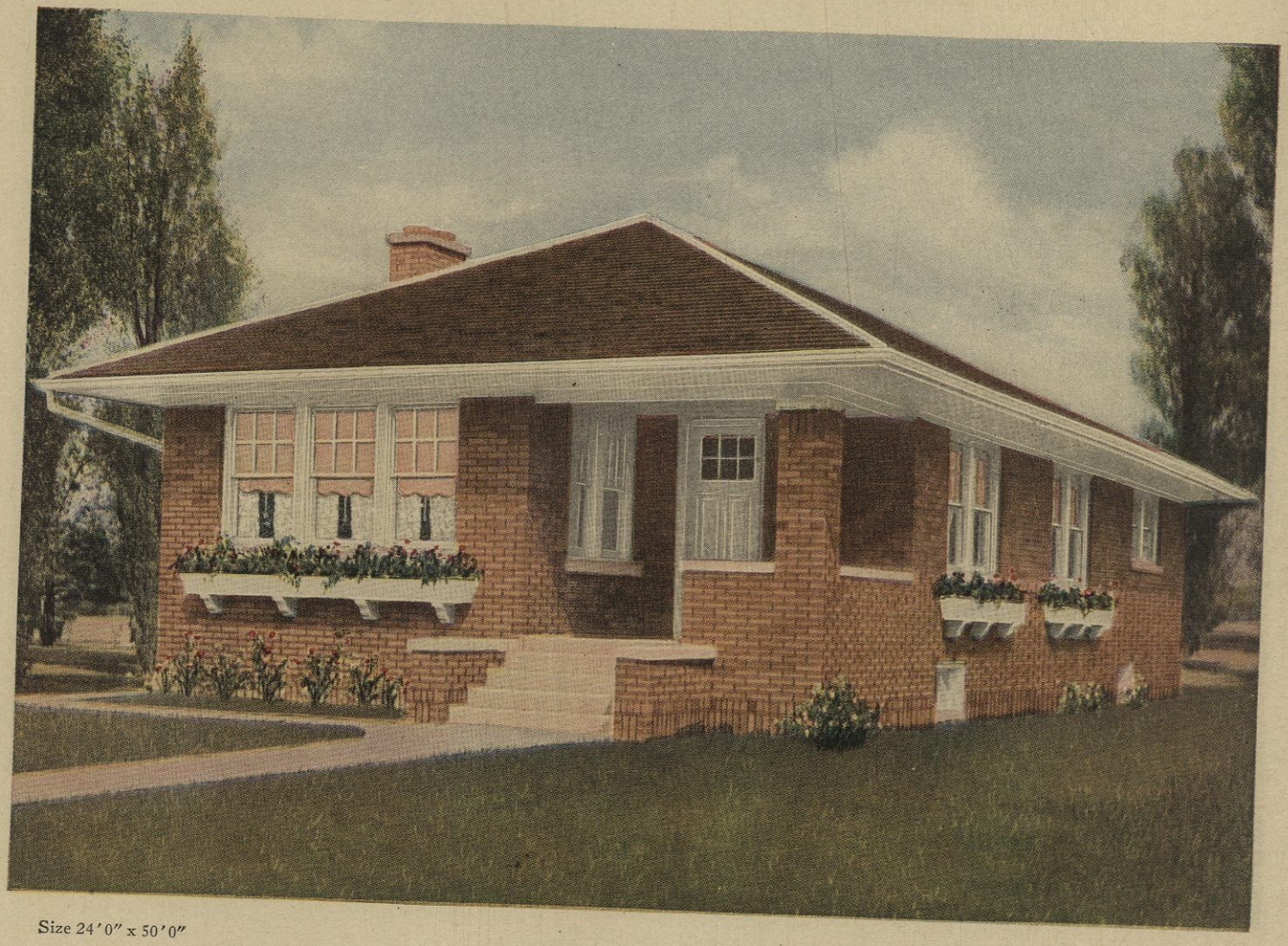
DIMENSIONS

Width over all	34' 0"
Depth over all	43' 0"
Ceiling height	9' 0"
Height of basement	7' 0"



KITCHEN INTERIOR SHOWING CABINETS, IRONING BOARD AND SINK

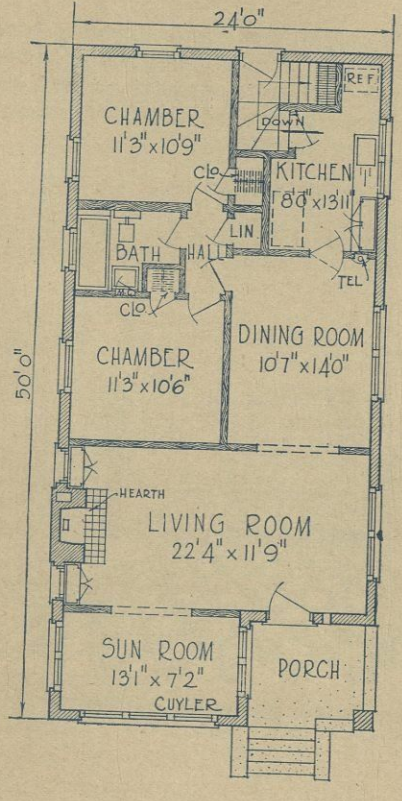
Space Savers Disappearing stairways, disappearing beds, space saving closet fixtures, built-in ironing boards and built-in furniture save considerable space, hence greatly reduce building costs.



Size 24'0" x 50'0"

The CUYLER

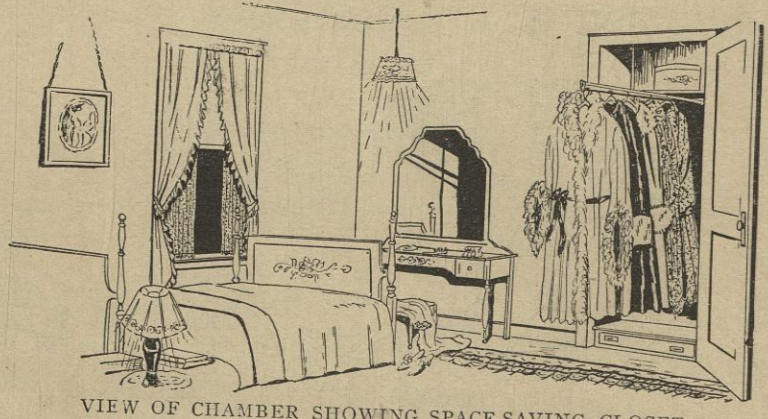
5 Rooms, Bath and Sun Room



THE outside walls are of face brick while the interior is planned with all modern utilities such as adjustable closet fixtures, mail box, telephone cabinet, kitchen cabinet, bookcases and fireplace.

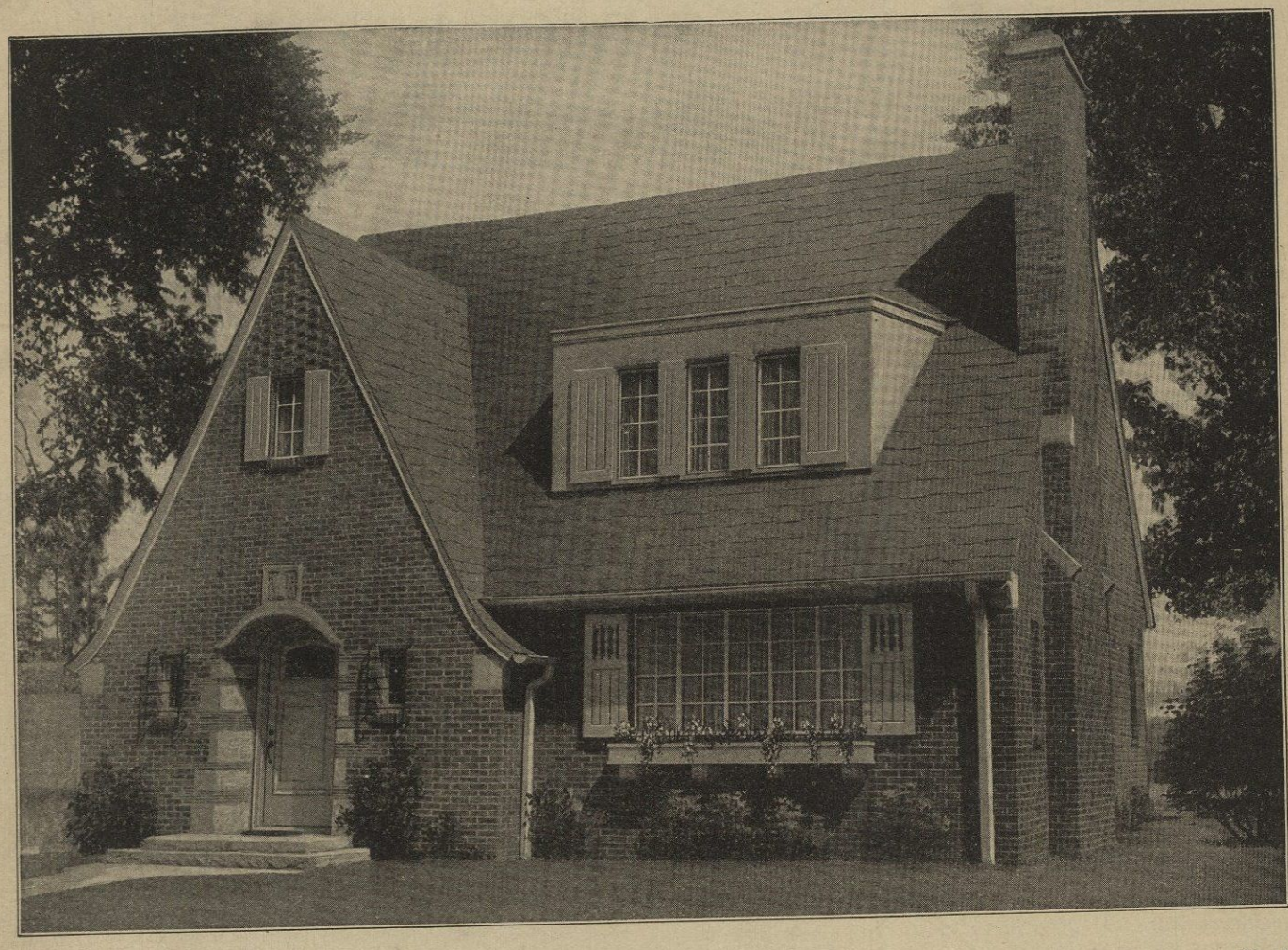
DIMENSIONS

Width over all	30' 0"
Depth over all	57' 0"
Ceiling height	9' 0"
Height of basement	7' 0"



VIEW OF CHAMBER SHOWING SPACE-SAVING CLOSET WITH CLOTHES HANGERS

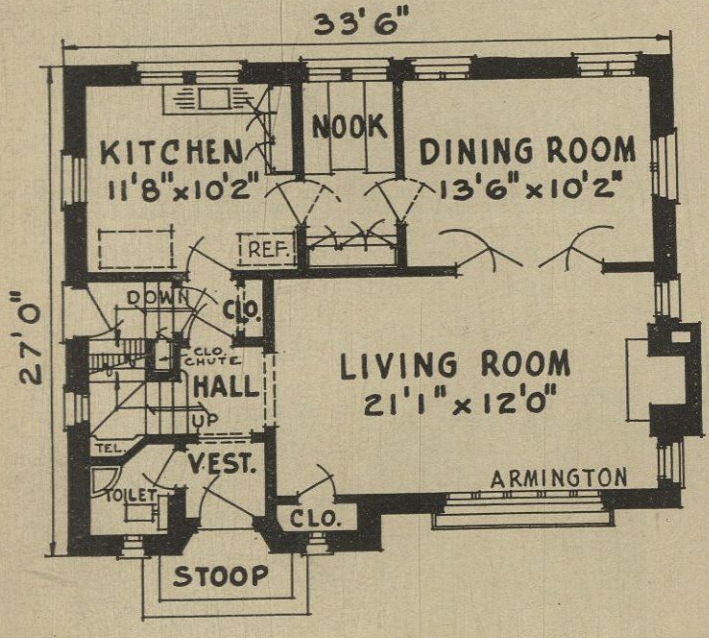
A Square Deal The greatest advertisers are satisfied customers secured by simple square dealing. We aim to make all our customers satisfied.



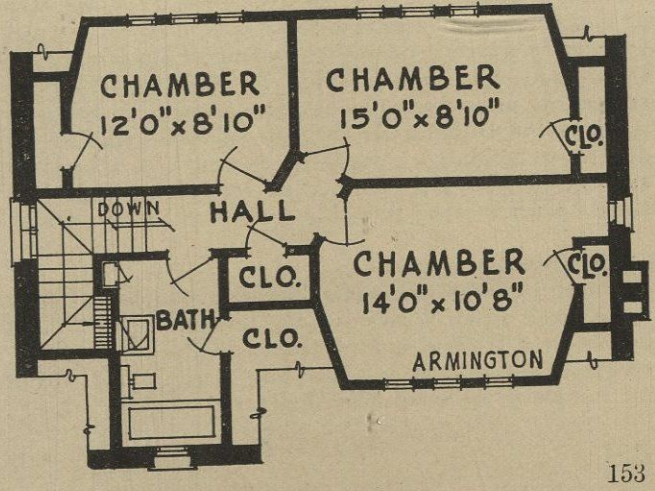
Size 33'6" x 27'0"

"The ARMINGTON"

6 Rooms, Bath and Dining Nook



THE picture tells the story. A beautiful and substantial home of solid brick outside walls with face brick for exterior surface. A well designed home to last for generations. An abundance of helpful sunshine is provided by the generous use of steel sash throughout the entire structure.



DIMENSIONS

Width over all	36' 0"
Depth over all	32' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

THE USE OF FACE BRICK

Durability, Beauty and Economy in the Face Brick Home

There never was a time when the American people gave so much thought to the building of their homes, both on the practical and artistic side. There never was a time when so many beautiful small homes were being built. And in this development Face Brick is playing an important part.

The use of Face Brick in home building has, during the past five years, increased by leaps and bounds. In all parts of the country, in the smaller towns and in metropolitan centers, home-builders have discovered that, from every point of view, Face Brick gives them the greatest return per dollar spent.

This preference for brick is not a new manifestation. Ancient monuments, throughout the whole recorded history of man, reveal the structural merits of brick. While other materials used for structural purposes have proved susceptible to the destroying influences of the elements, on the score of durability brick has held its own, and, in fact, a little more. In his "Antiquity of Man," Sir Charles Lyell, the father of modern geology says: "Granite disintegrates and crumbles into mica, quartz, and feldspar; marble soon moulders into dust of carbonate of lime; but hard, well-burnt clay endures forever in the ancient landmarks of mankind."

Art has been partial to brick in expressing its finest architectural ideals for forty centuries. And now the modern face brick manufacturer has added an almost endless range of colors, thus infinitely extending the artistic possibilities of this material. While brick clays burn to three fundamental colors, gray, buff, and red, there develops in the burn a bewildering variety of hues, tones, and shadings from light to dark.

Besides these artistic and æsthetic values, there are the necessary practical values of strength and endurance which the varieties of Face Brick afford—a combination which renders them at once the most desirable of all the structural materials used for building-facings. Without doubt Face Brick offers the best investment the home builder can make.

Three essential things must be considered when one enters upon a home-building program: first, Utility; second, Durability; third, Appearance. Of course, the amount of money available must be considered, but even here the question resolves itself into that of best arrangement, greatest durability and finest appearance for the amount of means available. In other words, for the amount of money one has at his command he hopes to get into the building all the conveniences possible—as durable a building as possible—as beautiful a building as possible—all this whether he is building himself a home or whether he is building only as an investment.

An objection commonly raised to brick is the item of expense. To the prospective builder who has avoided using Face Brick because of the notion that it is high in cost, it will come as a pleasant surprise that it is exceedingly economical as a building material and within the means of the small home builder.

Comparative Costs

The following comparative costs are actual figures obtained in all parts of the country by manufacturers of face brick. All these figures are the bids for actual contracts by experienced contractors in various communities. The percentage of increase in cost of a face brick home over a frame structure is so small that it can hardly be considered in constructing a modern home. For example, a $6,000 frame house, figuring the excessive cost at 6 per cent, would mean a $6,360 face brick house.

Summary of Percentage Differences, 1910-1919

Year	Siding on Frame	Stucco on Frame	Face Brick Veneer	Face Brick on Tile	Face Brick on Common
1910.....	0.0%	2.9%	6.9%	10.7%	9.1%
1913.....	0.0%	4.0%	5.9%		8.1%
1915.....	0.0%	1.6%	4.9%		6.9%
1919.....	0.0%	0.5%	4.4%	6.5%	6.1%

Considering the durability, added charm and beauty of brick, together with the expense saved in upkeep, economy is decidedly in favor of a brick structure. Appraisal engineers have estimated the depreciation on a brick house at 1 per cent a year beginning after the fifth year. But against other materials it finds an easy conquest and exacts a toll of 2 per cent per annum. Suppose we take the highest disparity in cost, 9 per cent, as an example. On a house costing $6,000 the difference in favor of the frame building is $540. A paint job at the end of the fifth year has reduced the figure to $340. Depreciation has annually taxed the building at the rate of $120 or $600 for the five years. By the end of the fifth year the builder of a frame house is the loser by $260; but, if we made the comparison even, a brick home is a superior investment because it is fireproof, weatherproof and an everlasting monument to the wisdom of the owner's choice of materials.

Other advantages of brick over the frame structure are fire-safety, low insurance rates, comfort and health. A brick wall operates against excessive heat in the summer and against excessive temperature changes in the winter. In this respect it has very decided advantages in the economy of fuel as well as in comfort and health.

Bonding

No other building material can approach Face Brick in the possibility of color schemes for the wall surface, for they are an integral part of the enduring brick. But in your choice of texture and tone of the brick themselves, you have by no means exhausted the possibilities of artistic effect on the wall surface. You still have to consider the vital influence of bonds and mortar joints on the result.

A. F. B. A. Six-Room House, No. 627-A
As built at Park Ridge, Illinois, in the interest of "Better Homes in Chicago"

Bond in brick work is the overlapping of the brick one upon the other, either along the length of the wall or through its thickness, in order to bind them together in a secure, structural mass. Units are shifted back and forth so that the vertical joints in two successive courses do not come in line. In other words, the brick are laid so as to break joint, the whole forming a natural bond or structural unit, giving strength to the wall.

When a brick is laid lengthwise of the wall, thus showing its long, narrow dimension, it is called a stretcher. If its length extends back into the wall so that its short dimension shows on the surface, it is called a header. This stretcher secures strength in the length of the wall. The header secures the strength of the wall throughout its thickness.

Up to comparatively recent times, brick bond was used only to secure the strength of the wall, but in the seventeenth century it occurred to European builders that there was an artistic possibility in the bond as it appeared on the surface. They began to see the fine tracery of the mortar joint running over the background of the brick, and by experiment found that this could be varied into very attractive patterns by different arrangement of the brick bond. As a result of this, there have been developed mainly three different types of bond which are used at the present time, with various modifications, to secure attractive effects in pattern.

The first and most obvious of these bonds is called Running or Stretcher bond (Fig. 1). This bond has the merit of being very strong longitudinally, but lacks transverse strength; consequently, it is modified into what is called Common or American bond by laying a course of headers about every sixth course (Fig. 5). As a type of Running bond, headers instead of stretchers may be used (Fig. 6). As this bond is very light structurally, it should not be laid except for panels or other ornamental effects. The English is made up of alternating courses of stretchers and headers (Fig. 2). It is modified beautifully by breaking the joints of the successive stretcher courses; this is called English Cross or Dutch bond (Fig. 3). This produces a very pleasing series of Greek crosses and ripple lines up and down the surface of the wall, and the English brick-builders claim for it the great merit of giving transverse strength to the wall.

The Flemish bond (Fig. 4) is secured by laying each course in alternate stretchers and headers, the header resting upon the middle of the stretcher in successive courses. This produces a very attractive pattern and is a favorite among the builders because of its artistic effect. It may also be modified in various ways to produce other pattern effects. Thus is the Garden Wall bond made by laying the courses with from two to four stretchers alternating with a header (Fig. 7).

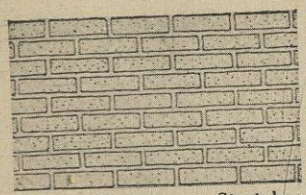


Fig. 1. Running or Stretcher

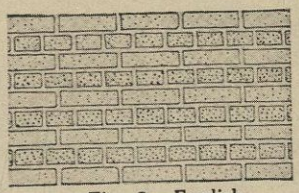


Fig. 2. English

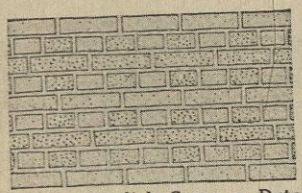


Fig. 3. English Cross or Dutch

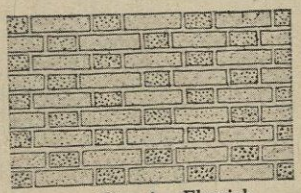


Fig. 4. Flemish

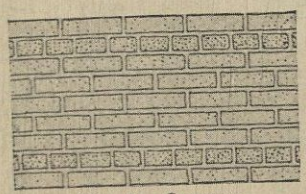


Fig. 5. Common

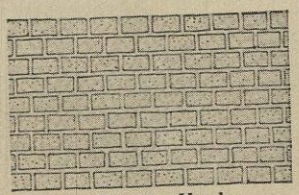


Fig. 6. Header

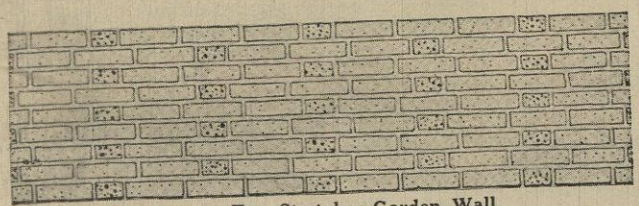


Fig. 7. Two Stretcher Garden Wall

Mortar Joints

Figure 8 details the different mortar joints used in brick work. Four elements must be carefully considered in choosing mortar joints, viz., color, texture, size and kind. The wrong kind of mortar joint will destroy the beauty of the brick. On the other hand, if it is properly chosen it will bring out the fine shades and tones of its natural beauty. Colored mortar joints may be produced in two ways; First, by the use of natural colored sand, ground granite or other stone; Second, by the use of artificial mortar color.

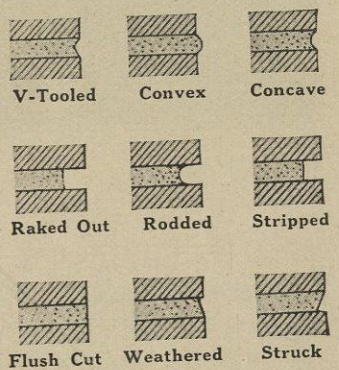


FIG. 8. MORTAR JOINTS

To assist home-builders in planning their homes, the American Face Brick Association has issued the following helpful and interesting booklets:

"The Story of Brick" is an attractive booklet with beautiful illustrations of modern homes, and discusses such matters as Comparative Costs, Basic Requirements in Building, The Extravagance of Cheapness, and kindred subjects. Sent free.

"Face Brick Bungalow and Small House Plans" embrace 128 designs of Face Brick bungalows and small houses. These houses are unusual and distinctive in design, economical to build, and convenient in floor plan. Issued in four booklets, showing 3 to 4-room, 5-room, 6-room and 7 to 8-room houses. The entire set for one dollar; any one of the books, 25 cents. We can supply complete working drawings at nominal prices.

"The Home of Beauty" contains 50 designs of two-story, six-room Face Brick houses, representing a wide variety of architectural styles and interior arrangements, selected from 350 designs submitted in a nation-wide Architectural Competition. Sent for 50 cents. Complete working drawings for these houses at nominal cost.

"The Home Fires," a most attractive fireplace booklet, with many designs, gives full direction for fireplace construction. Sent for 25 cents.

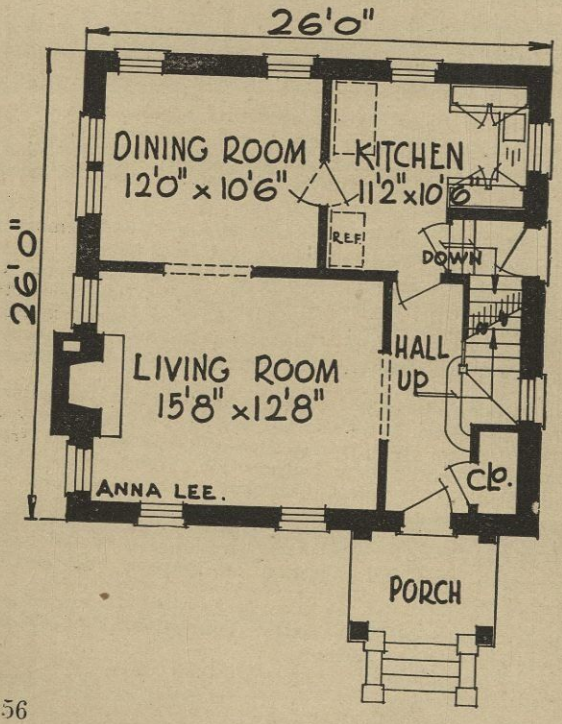
Address, American Face Brick Association, 1796 Peoples Life Building, Chicago, Illinois.

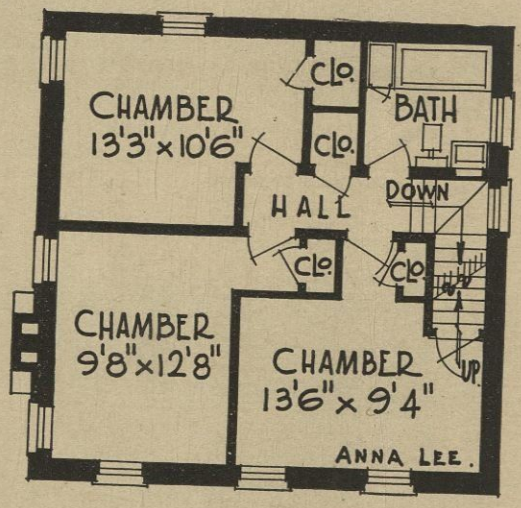
Size 28'0" x 26'0"

"The ANNA LEE"

6 Rooms and Bath

IT is the kind of a home you find on long shady streets tucked in among the trees. There, or in the open the "Anna Lee" is a charming sight. And there is plenty of space and comfort inside. Kitchen cabinets, a medicine cabinet and a towel case are among the conveniences. All rooms are large and comfortable. Built of Face Brick.





DIMENSIONS

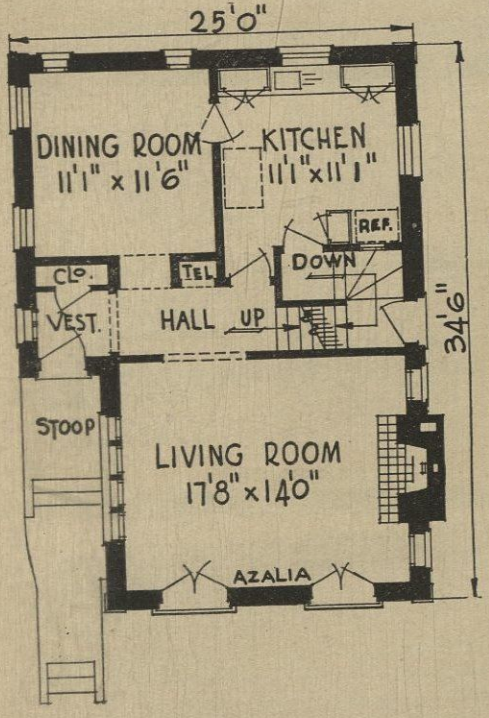
Width over all	30' 0"
Depth over all	37' 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

Size 25'0" x 34'6"

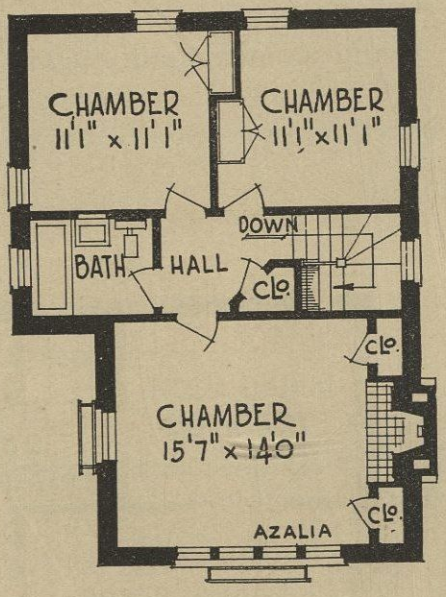
"The AZALIA"

6 Rooms and Bath

WELL laid face brick produces an effect that is rich, colorful and harmonious. By having the entrance at the side greater privacy is assured and the living room thereby becomes a separate unit. There is a telephone cabinet off the downstairs hall. The upstairs chamber with its fireplace and two closets will be appreciated.

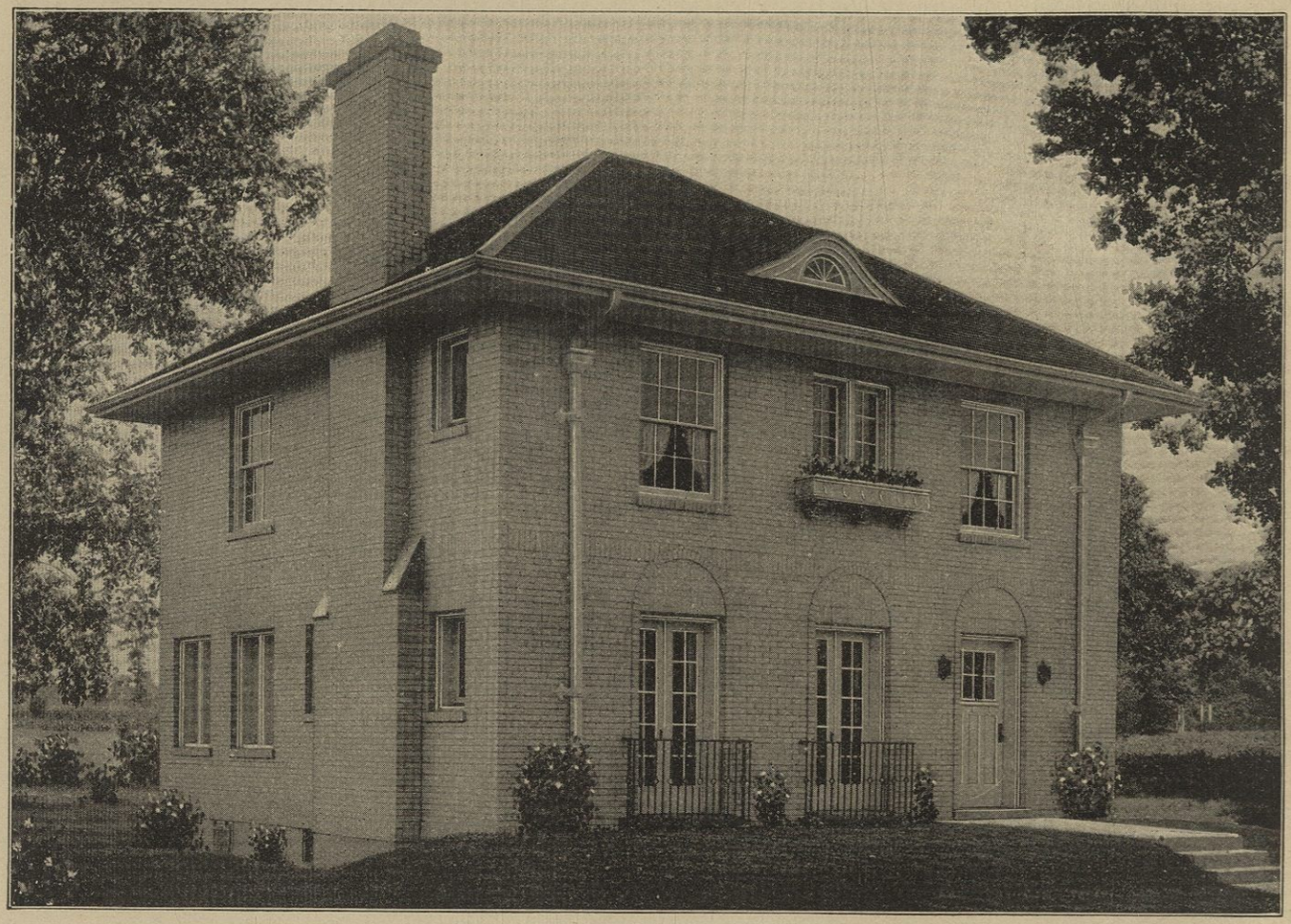


PLANS CLEARLY AND CONCISELY DETAIL ALL WORK TO ENABLE BUILDERS TO FULLY UNDERSTAND.



DIMENSIONS

Width over all	29' 3"
Depth over all	42' 3"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

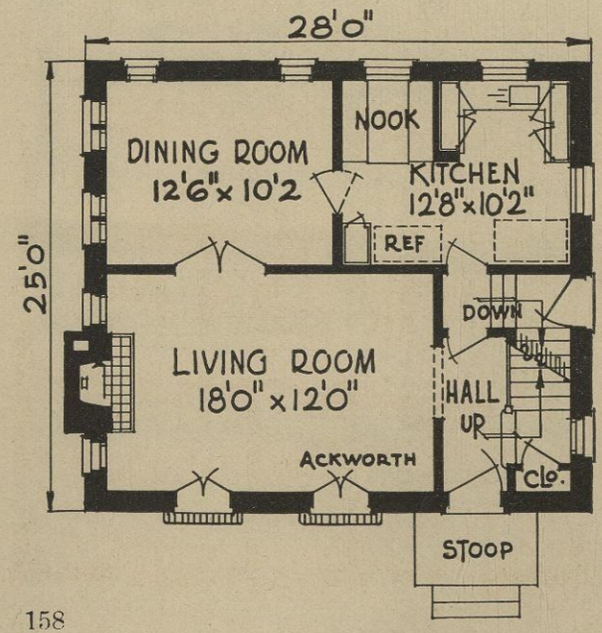


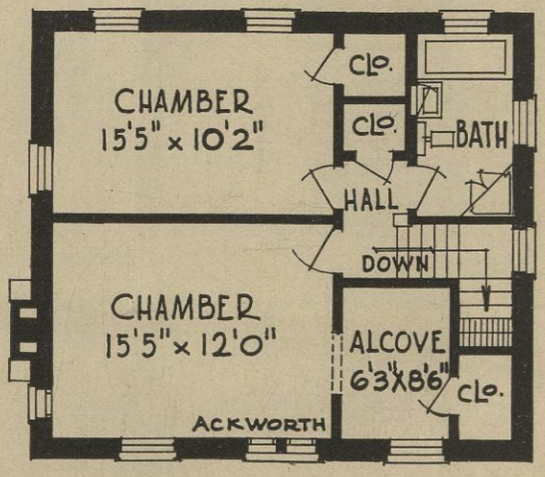
Size 28'0" x 25'0"

"The ACKWORTH"

5 Rooms, Bath and Alcove

THE "Ackworth" is simple to build because it is simple in design. Yet look at the beauty and monumentality achieved through this very simplicity. The kitchen is a model room with its built in conveniences and dining nook. The alcove off the largest upstairs chamber offers many possibilities for cozy furnishing. Built of Face Brick.





DIMENSIONS

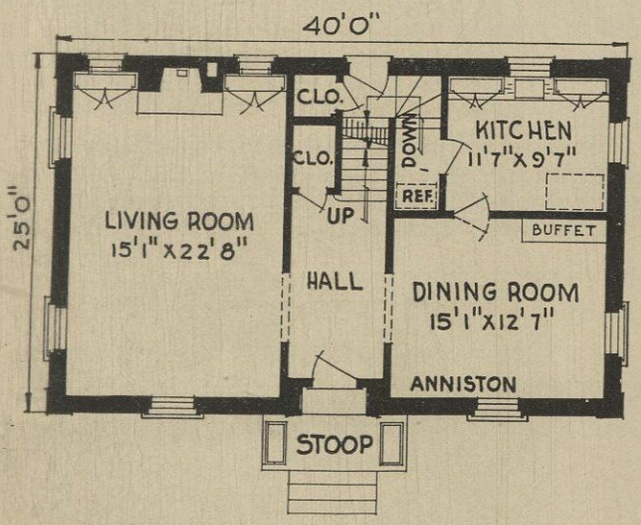
Width over all	33' 0"
Depth over all	34' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 6"
Height of basement	7' 0"

Size 40'0" x 25'0"

"The ANNISTON"

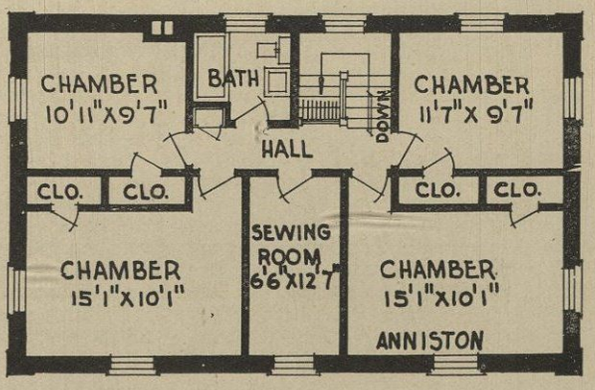
7 Rooms, Bath and Sewing Room

STATELY and permanent the "Anniston" enjoys the qualities of face brick construction. The stone entrance is dignified and decorative. The square type of home is always popular and economical for it affords the best opportunity for convenient room arrangement as seen in this floor plan. Four chambers, bath and sewing room constitute the second floor.



DIMENSIONS

Width over all	43' 0"
Depth over all	33' 6"
Ceiling height, 1st floor	8' 8"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"



Build Chimneys—Not Fire-Traps!

AND INCIDENTALLY

SAVE 25% OF YOUR FUEL BILL

The Truth About Flue Lining

as told by the

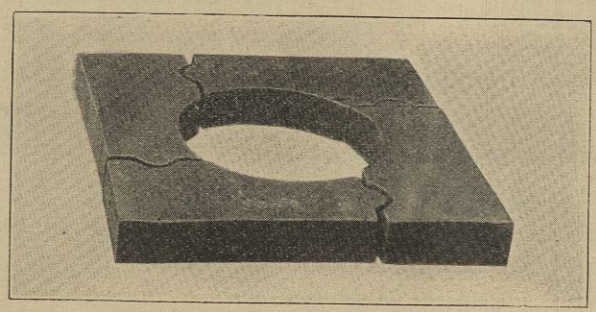
Official Publication of the Building and Loan Associations of America

"To understand clearly the exact reason back of the terrifying losses both in lives and property, to say nothing of the untold grief and discomfort the home owner has had to bear, let us analyze past forms of chimney construction that have in the majority of cases been 8x12 type lined with flue lining.

Flue lining was a hoped for improvement over past evils and was first offered years ago. No general improvement has been made in its quality since its introduction. Not until public pressure came into the picture were the actual facts surrounding the addition of flue lining in chimneys analyzed. Fire clay flue lining is at least a brittle, cumbersome unit, often warped and not true, that does not thrive or improve in value during the delivery to the job. The chance of breakage in the loading and unloading of this lining is generally recognized. Also there is very little fire clay flue lining manufactured and distributed, and clays of inferior quality are very generally used.

Next we have the problem of actual construction. This is difficult for the builder due to the irregularities of the flue lining, which due to the process of manufacture, cannot be brought through true so that one lining will stand squarely on another.

Next the furnace installer must make an opening into the chimney wall for the smoke pipe of the furnace. He could carefully chip his way through the lining and then cement the opening, but in this case "punching" his way

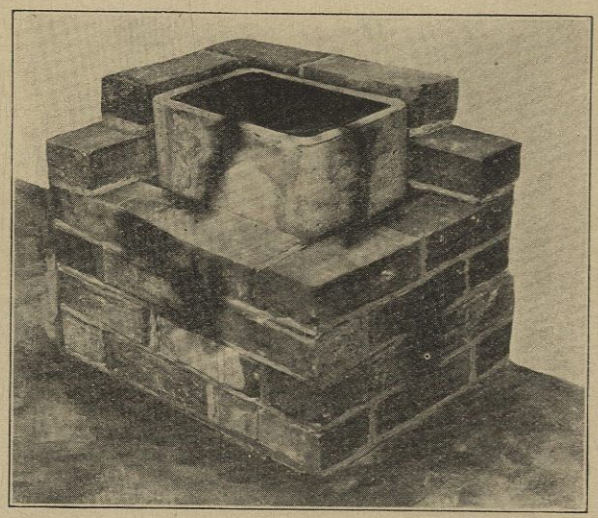


One Course of Holland Chimney Brick

through lining walls is quickest and easiest and more popular. The result of this "punching" process is bound to show a cracked lining at one point where tightness in construction is most vital. Assuming for the sake of argument, that the chimney lining has remained intact even after the loading, hauling, unloading, construction and the "punching" process of some furnace installer, we then find the furnace of the home taking up the burden.

On a cold zero night, we find the house temperature drop to approximately 50 degrees. In the morning draft and dampers on the furnace are opened in order to obtain desired house temperature. This results in heavy firing during which time heat in the amount of approximately 1000 degrees or more is thrown directly into the chimney, resulting in a marked expansion of the flue lining followed by contraction of lining when the furnace cools off. Continuous heating and cooling will take the life out of the average flue lining and cause it to break down.

Soot, almost pure carbon, lodges in the corners of the square flue lining construction constantly paving the way for another damaging chimney fire. Masses of soot deposit cling to the corner walls and may momentarily ignite from a spark from the furnace and burst into a roaring fire, and in turn will find its way through cracked flue lining into the roof line or attic of the house."

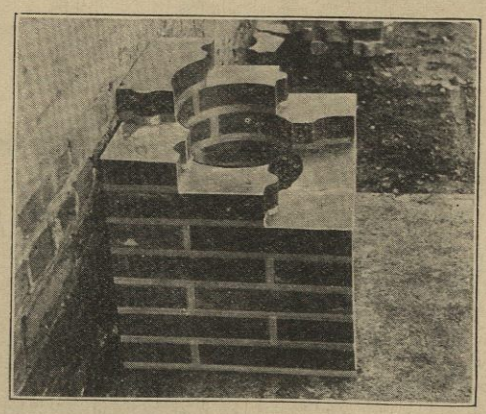


Heavy Furnace Firing Will Crack Down Flue Lining as Pictured Above

The New Round Flue Holland Safety Chimney

The new chimney is constructed with four specially designed brick, each interchangeable and geometrically correct. Three sizes of flue are possible, the 8″, 9″ and 10″. These three sizes take care of practically any demand in residential work. Regardless of the size of flue, one joint only to a side is found and the interlocked joint prevents any leakage of sparks or gases. The design of the brick makes possible a perfectly square outside wall, and at the same time a smooth, round interior surface that affords the ultimate owner safe and economical features not found in the square cornered chimney.

Compare the square dead corner of past construction with the inner surface of the round flue where the inner surface is constantly being wiped clean of soot deposit by the friction of whirling,



The New Round Flue Holland Chimney Under Construction

"Corbelling"—Showing Mason Bringing Fireplace Flue Over to Meet Furnace Flue

ascending gases. Because of this friction, soot cannot collect, and where you have no soot collection, you can have no cause for chimney fires. The gases follow the exact path of the interior chimney wall in the Holland Safety Chimney construction, and without back drafts or eddy currents follow the interior surface in a whirling, ascending column of warm air. Engineers agree that the new round flue Holland Safety Chimney will within a comparatively short time become exclusively standard equipment nationally.

Interflue Seepage impossible with Holland Chimney Brick

Probably one of the greatest causes for a lack of efficiency in double flue construction with past materials has been the fact that gases from the furnace flue found openings for seepage into the fireplace flue. This is not hard to understand when we realize that in the majority of cases no brick work is used between flues but rather two flue linings are placed side by side.

A homely illustration of the result of seepage from one flue into the other could probably be made by puncturing the wrapping of a cigar and attempting to smoke it. The sub-draft created by the punctured wrapper is sufficient to so tear down the efficiency of the main draft that proper smoking of the cigar is an impossibility.

Now in the new round flue Holland Safety Chimney a solid wall of brick masonry 8″ wide separates the furnace flue from the fireplace flue. Each flue under this construction is a positively separate unit and functions individually. Architects, contractors or engineers will emphatically bear us out when we state that this feature alone would place the Holland chimney on a plane far above any other type of chimney construction. When building a double flue, build with the Holland chimney brick and protect the home owner against the home discomfort that past forms of double flue work have given him.

Sweeping Public Approval

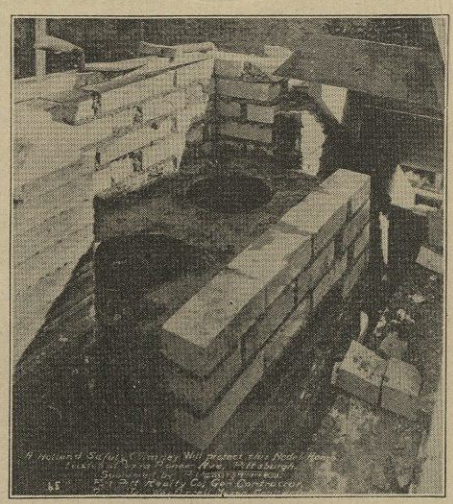
The new round flue Holland Safety Chimney has been presented in practically every important city in the midwest and near east. It has been presented to State Boards, Fire Prevention Departments, Architectural Bureaus, etc., and without exception in those cities in which the construction has been analyzed, sweeping endorsements follow. For example, we have on file letters (copies of which we would consider it a privilege to send you) from building departments, or other equally important sources from such cities as Chicago, Indianapolis, Cleveland, Columbus, Cincinnati, Milwaukee, State of Illinois, Buffalo, N. Y., Pittsburgh, Pa., and other equally important points.

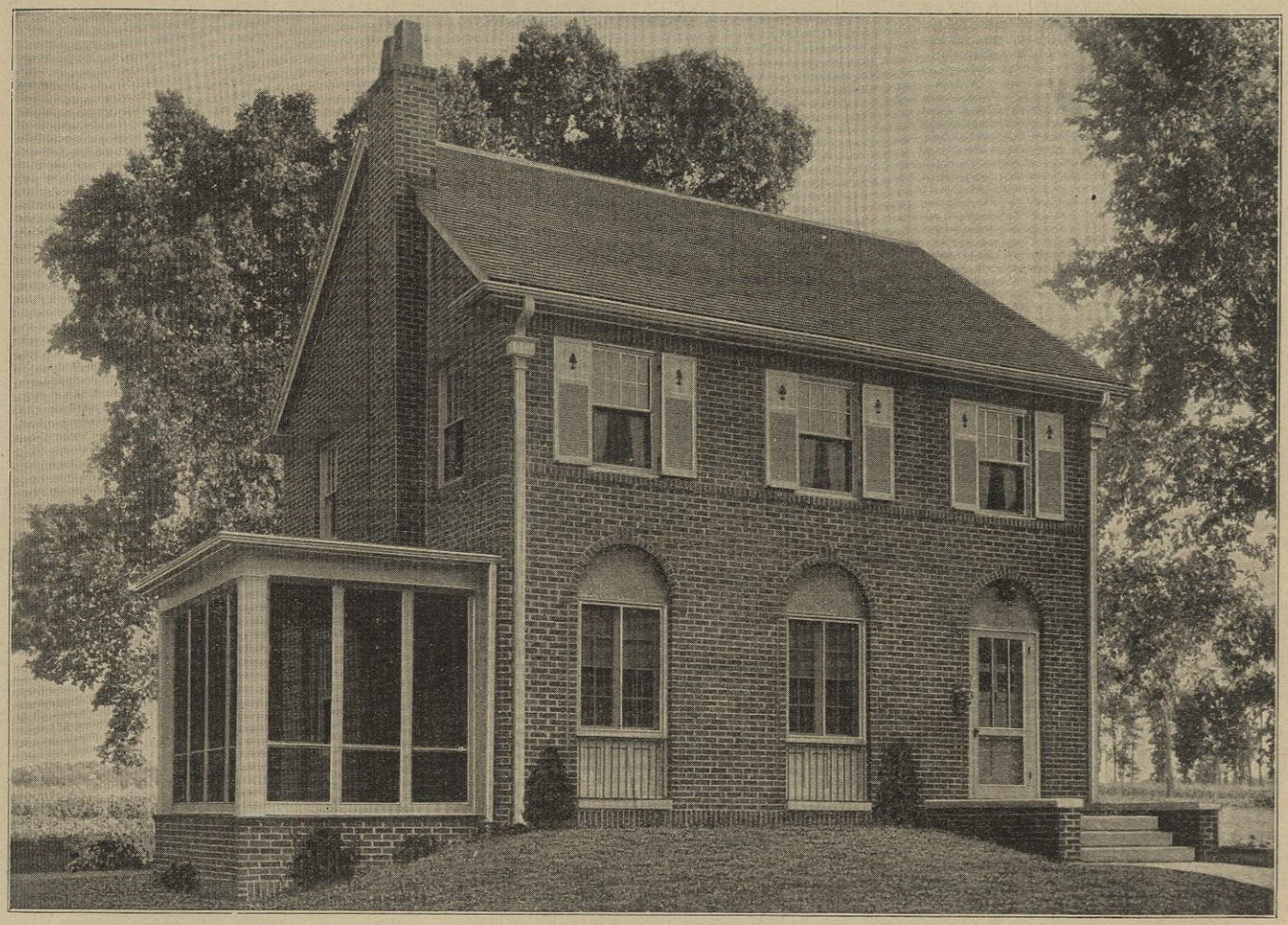
Then again, because of the sensational acceptance of this product, trade papers such as the American Builder, Building Age & National Builder, American Artisan, Fire Protection Service, Building Association News, Building Materials, Building Supply News, Brick & Clay Record, Michigan Contractor, Building Witness, and many other similar publications have seen fit to give us space up to three pages of their valuable editorial space in the enthusiastic discussion of this solution to past residential chimney evils. Copies of these magazines, too, are on file in our office and a two cent stamp with a request for them will bring them to you in the first mail.

If you will refer to page 131 of the Plan Book, you will find the new round flue Holland Safety Chimney specified and the plan drawing will give you some conception of the safety, efficiency and economy of this new chimney construction.

JAMES DE PREE,
General Manager

Holland Chimney Co.
Holland, Michigan



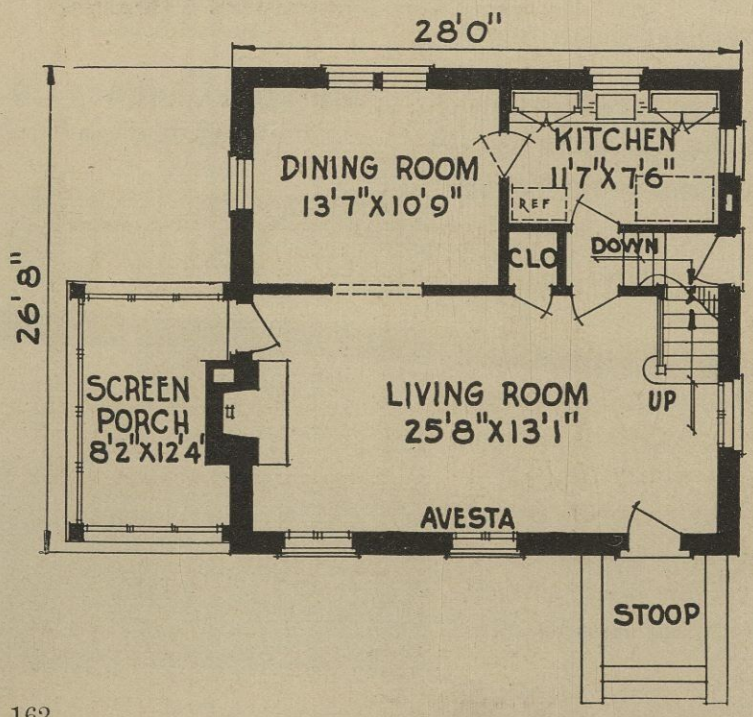


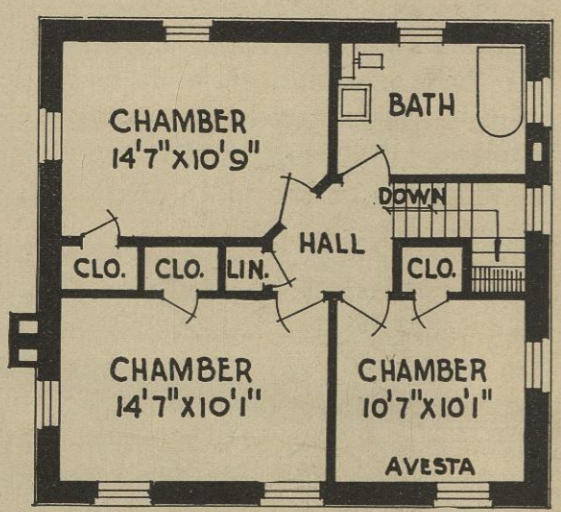
Size 28'0" x 26'8"

"The AVESTA"

6 Rooms and Bath

A HOME should be considered from the investing as well as artistic point of view. The permanence of the "Avesta" makes it a good investment and its simple beauty is one you will not tire of. This is achieved chiefly by using well jointed face brick for exposed walls.





DIMENSIONS

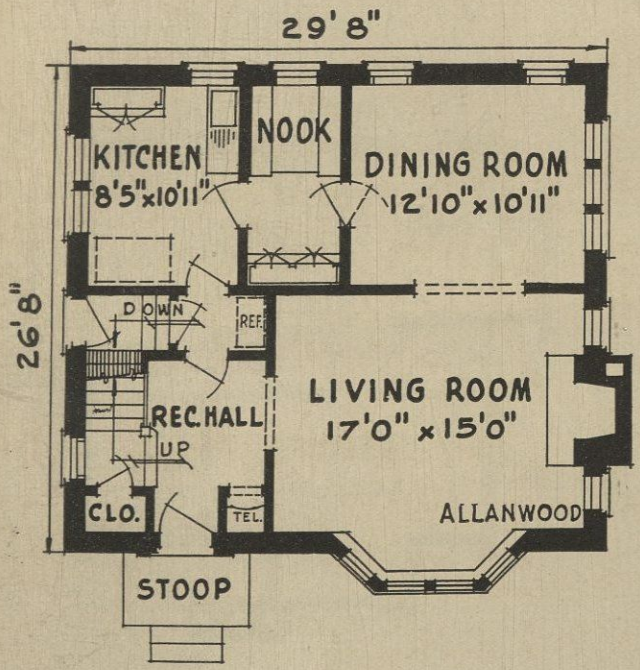
Width over all	35' 6"
Depth over all	39' 6"
Ceiling height, 1st floor	9' 0"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

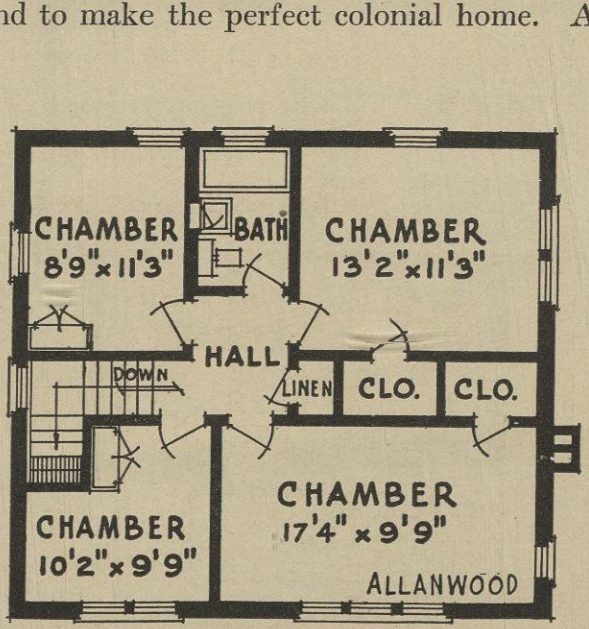
Size 29'8" x 26'8"

"The ALLANWOOD"

7 Rooms, Bath, and Dining Nook

EVERY line in this design bespeaks good taste. The neat entrance, the shuttered windows, the pleasing bay, and the exposed chimney, all blend to make the perfect colonial home. All exposed masonry walls are laid up in face brick.





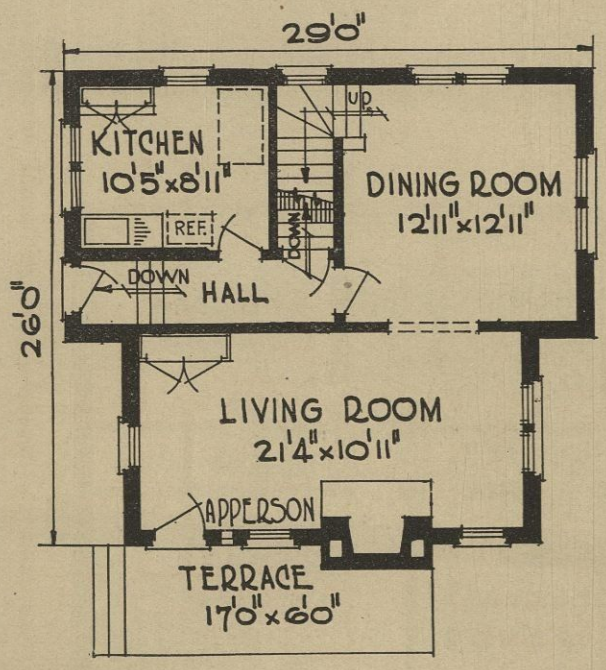
DIMENSIONS

Width over all	32' 0"
Depth over all	34' 0"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

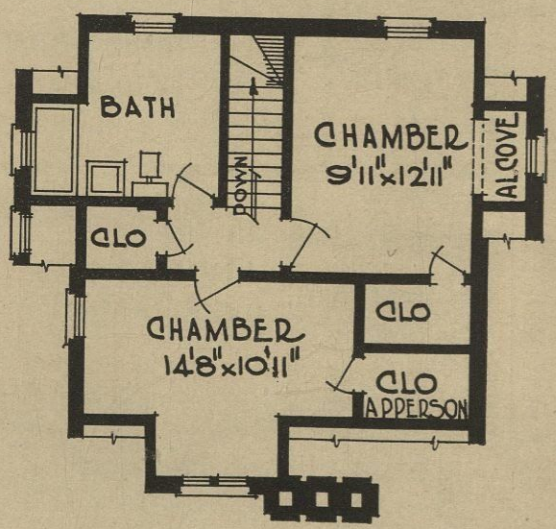
Size 29'0" x 26'0"

"The APPERSON"

5 Rooms and Bath



A SMALL two story English house, showing the attractive possibilities of face brick veneer. Its very compactness of design promises snugness and comfort. The massive chimney cannot help but impress the passerby.



DIMENSIONS

Width over all	30' 6"
Depth over all	28' 6"
Ceiling height, 1st floor	8' 6"
Ceiling height, 2nd floor	8' 0"
Height of basement	7' 0"

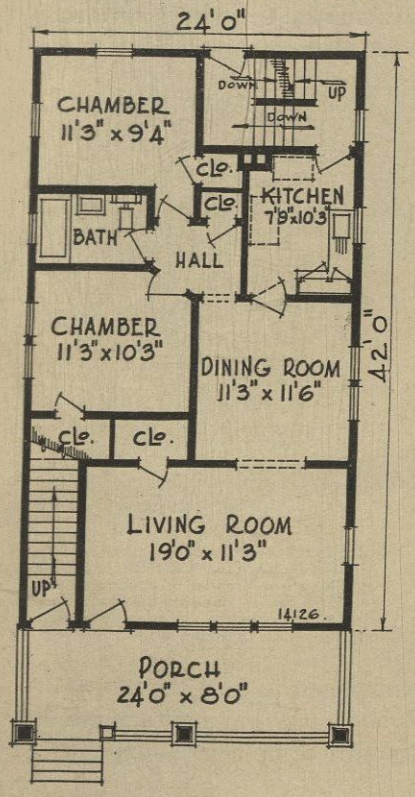
24 Ft. Wide x 42 Ft. Deep

Design 14126-A

Two Apartments

Each Floor Has 5 Rooms, Bath and Porch

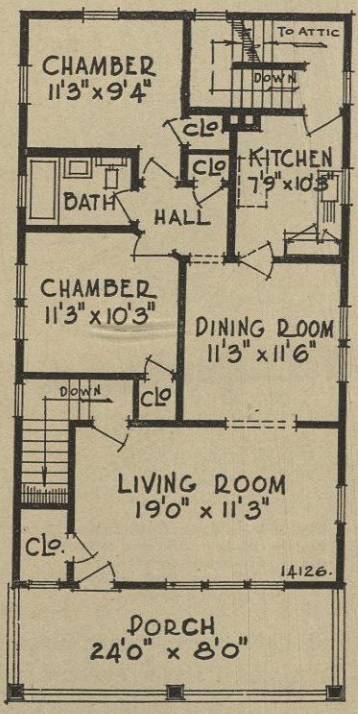
THE expense of maintaining a two-apartment home is not greatly in excess of maintaining the single home, while the rent received is a great aid in paying for the cost of construction. A design like the above will enable two families to dwell in comfort and happiness. The two-family homes of the above type will prove to be the most profitable investment for those who build either for sale or for rent.



DIMENSIONS:

Width Over All	28' 0"
Depth Over All	55' 0"
Ceiling Height, First Floor	8' 10"
Ceiling Height, Second Floor	8' 6"
Height of Basement	7' 0"

It does not pay to use anything but the best. Remember you build a home to last for generations, and care should be used in selecting suitable materials.



DEPENDABLE WATER SERVICE
AT LOW COST
For Your Home, Farm or Country Place

By J. C. MYERS, Vice-President
THE F. E. MYERS & BRO. CO., ASHLAND, OHIO

Out where the city water mains come to an abrupt end—Out where suburban and country homes appear like magic over night—is the place where the modern water system with its accompanying conveniences plays an important part in the life of folks who live there.

Not so long ago an elevated tank located in the attic, on the roof, or supported by a tower, was the reservoir from which the water supply for the home flowed by gravity to all parts of the house, surrounding grounds and buildings. But the tank was always becoming empty. Some member of the family had to fill it by pumping the water from the well or cistern. This operation involved considerable labor which was more or less annoying and unsatisfactory. Then too during the winter months when the temperature took a sudden drop, as it frequently does, there was always the possibility of a bursted tank with its accompanying flood of water through the house. Because of the uncertainty of a system of this kind and the labor it involved many folks depended on outside, kitchen or porch pumps for their water supply and most of them used outside toilets for sanitary purposes.

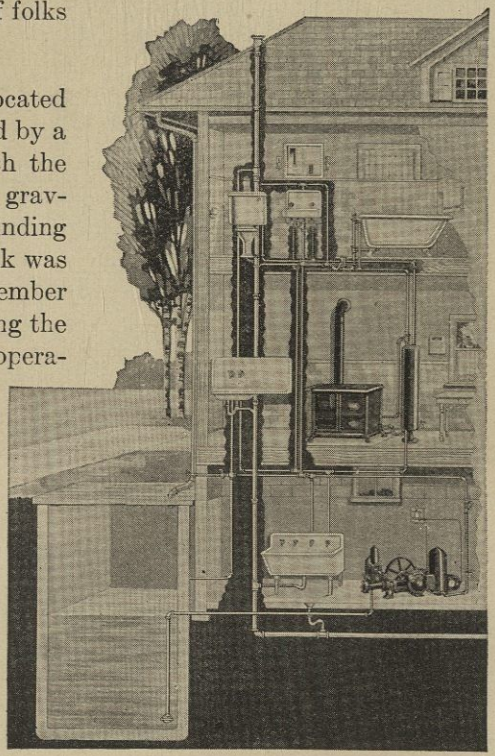


Fig. 2106—Myers Home Water System installed in basement. Myers Water Systems are designed for both inside and outside installation.

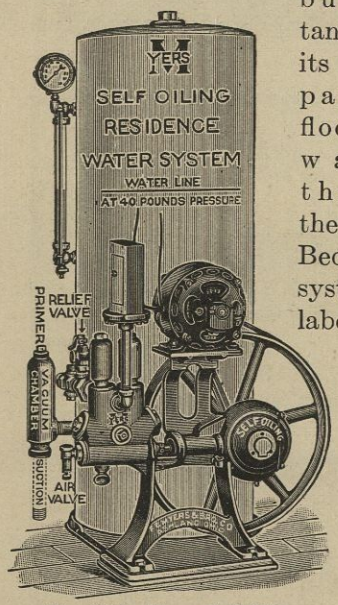


Fig. 2181—Myers Self-Oiling Home Water System complete ready for service. Two Sizes, 200 and 300 gallons per Hour Capacity.

In those days there was no other way than this but with the coming of the home power and lighting plant and the extension of city service power and light wires to suburban and rural communities the modern water system sprang into being and soon revolutionized living conditions in suburban districts. A pump, a motor, a pressure tank, an automatic switch, fittings and accessories to complete the outfit, assembled and connected with suction line to the well or cistern, and hooked up with service or home power system wires, solved the water problem and placed suburban life on the same plane as city life in as far as modern home conveniences are concerned.

Myers Water Systems were pioneers in this field. Long before many of those who are now manufacturing water systems started operations, Myers Water Systems were being installed and used in suburban and country residences, in cottages and summer homes, and in numerous other places where city water service was not available. Like every other new innovation, the missionary work for introduction had to be carried on. Here and there a water system would be installed. If it gave satisfaction, the neighbors soon became interested and they too became purchasers. If, by chance, trouble developed or the service was not entirely satisfactory, or this, that or the other thing happened, the water system for the time being at least received a "black eye" and its adoption in that vicinity was a slow process.

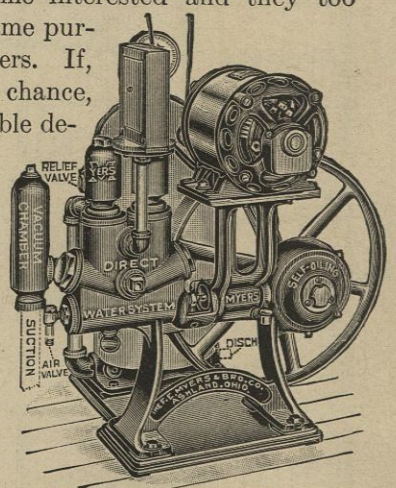


Fig. 2211—Myers Junior Direct Self-Oiling Shallow Well Water System. Does not require a pressuire tank. Two Sizes, 200 and 300 gallons per hour capacity. A complete Automatic Unit.

Through the pioneer stage down to the present time Myers Water Systems have continued to lead the way. Originated, designed and developed by experts, produced in a factory where modern equipment and practices

prevail, distributed, sold and installed by leading dealers, plumbers, contractors and builders throughout this and other lands, they provide dependable water service on a highly economical basis for those who through necessity or by choice reside in districts where the city water main has not as yet penetrated.

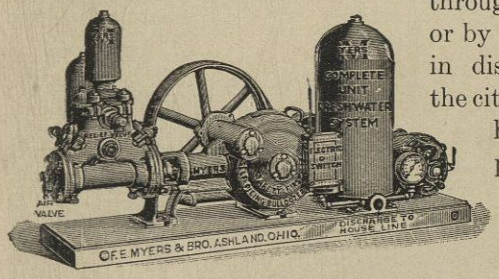


Fig. 1980—Myers Self-Oiling Shallow Well Direct Water System. Does not require a Pressure Tank. Capacity 450 gallons per hour. Has sufficient volume to supply a Gem Nozzle for sprinkling and similar service. A complete Automatic Unit.

But this is not quite all of the story. Many problems and conditions had to be met and solved before water systems would prove universally satisfactory. Perhaps your neighbor who lives across the street uses again as much water as you do every twenty-four hours—perhaps you pump your water from a shallow well or cistern while he has a deep well from which his daily water supply must be obtained—perhaps you prefer a water system with a pressure tank while your friend demands a system that pumps the water direct to the faucets without using a pressure tank—perhaps you desire a water system with sufficient volume to permit of sprinkling, washing the car, watering stock, fire fighting and similar uses while he is not interested in this service at all. And so the demand goes with a new problem or a different condition to be met and overcome with a type or style of pump that will successfully render the service required of it.

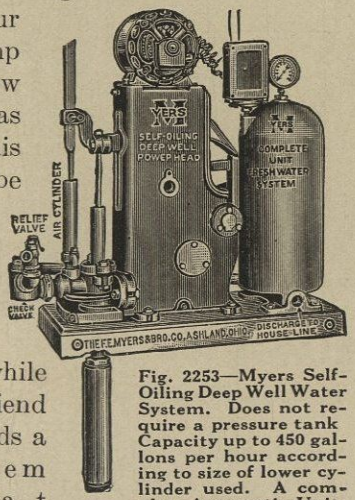


Fig. 2253—Myers Self-Oiling Deep Well Water System. Does not require a pressure tank Capacity up to 450 gallons per hour according to size of lower cylinder used. A complete Automatic Unit.

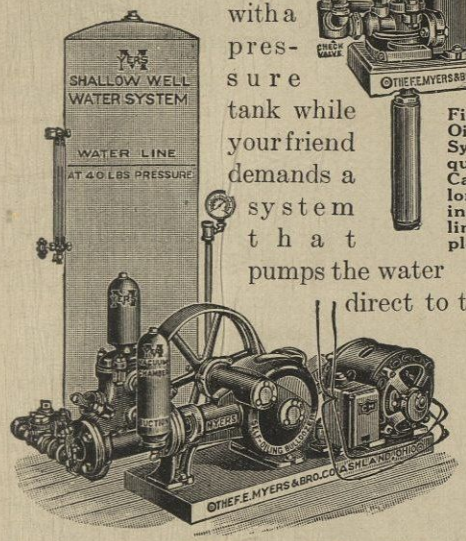


Fig. 2139—Myers Self-Oiling Shallow Well Water System. Complete ready to connect up with power and water lines. Capacity up to 1000 gallons per hour.

It will readily be seen that one or two types of pumps cannot be expected to meet such widely varying conditions. Installation—depth—volume—operation—upkeep and maintenance—uniform, long time service—enter into every water system sale, and all of them have been considered in the development of the complete line of Myers Water Systems for every purpose. Myers Water Systems are now built in a sufficient range of proven styles and sizes for every requirement up to nine thousand gallons per hour. Shallow or deep service—inside or outside installation—hand, wind, engine or motor power—elevated or pressure tanks—complete units ready to install—separate pumps for use with any type of tank—cylinders in all standard sizes—are a part of the Myers line, a few of the more popular styles of which are illustrated on this and the opposite page.

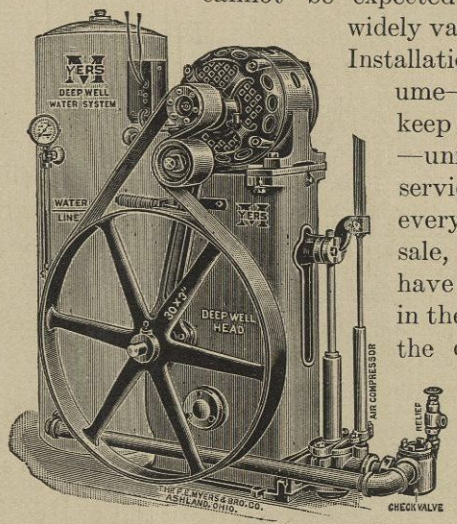


Fig. 2320 Myers Self-Oiling Deep Well Water System. Capacity up to 650 gallons per hour. A complete Automatic Unit.

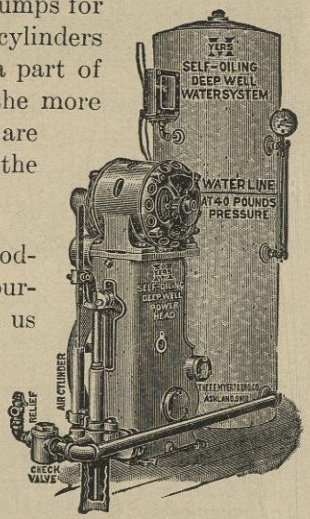


Fig. 2319—Myers Self-Oiling Deep Well Water System. Capacity up to 450 gallons per hour according to size of lower cylinder. A complete Automatic Unit.

If you are interested in modern water facilities for any purpose, we invite you to write us for catalog and information. Our Service Department is ready to assist you with your water problems without any obligation on your part. Leading dealers, plumbers, contractors and builders, one of whom may be located near you, sell and install Myers Water Systems. We will be glad to send you the name of our dealer in your locality. Dealers and others allied with the building trade, write us for catalog and prices.

THE F. E. MYERS & BRO. CO.

ASHLAND, OHIO

Manufacturers since 1870 of Myers "Honor-Bilt" Hand and Power Pumps, Water Systems, Pumping Jacks, Cylinders, Spray Pumps and Accessories, Hay and Grain Unloading Tools, Barn and Garage Door Hangers, Store Ladders, Gate Hangers, Etc.

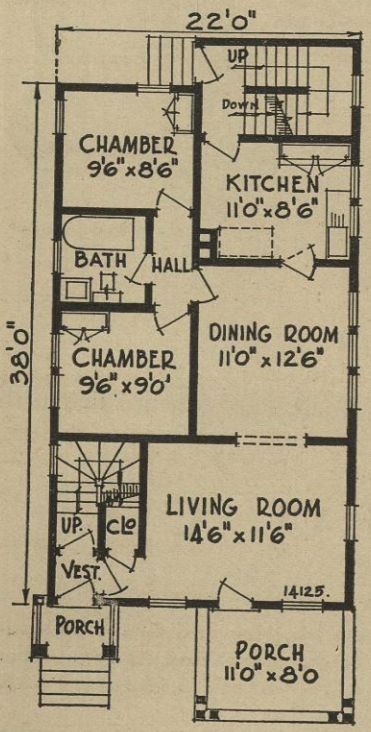
22 Ft. Wide x 38 Ft. Deep

Design 14125-A

Two Apartments

Each Floor Has 5 Rooms, Bath and Private Porch

THE above two-apartment homes will appeal to the practical economist. All the savings of the two-family home are embodied. And when economical living can be had in such comfortable and imposing surroundings it is time to investigate.

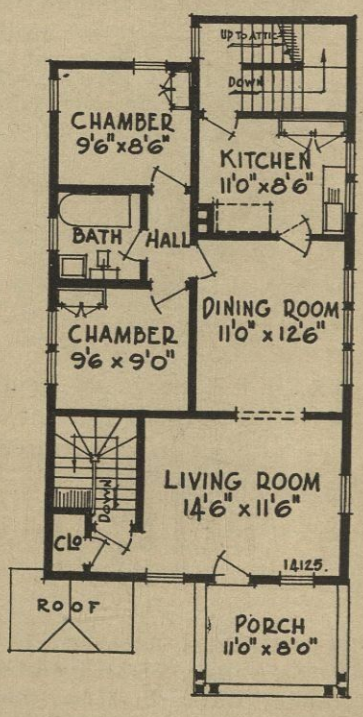


DIMENSIONS:

Width Over All	27' 0"
Depth Over All	53' 6"
Ceiling Height, First Floor	8' 6"
Ceiling Height, Second Floor	8' 6"
Height of Basement	7' 0"

Our Three Big Points

Three factors that have attracted builders to our service are our dependable quality, our consistently prompt shipments and our wide variety of stock.



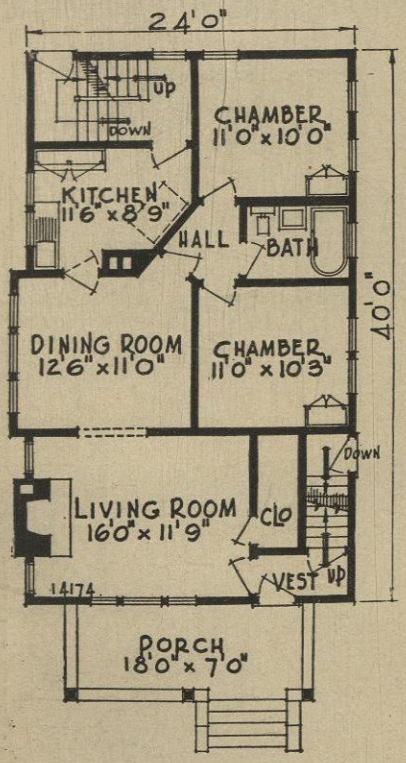
24 Ft. Wide x 40 Ft. Deep

Design 14174-A

Two Apartments

Each Floor Has 5 Rooms, Bath and Porch

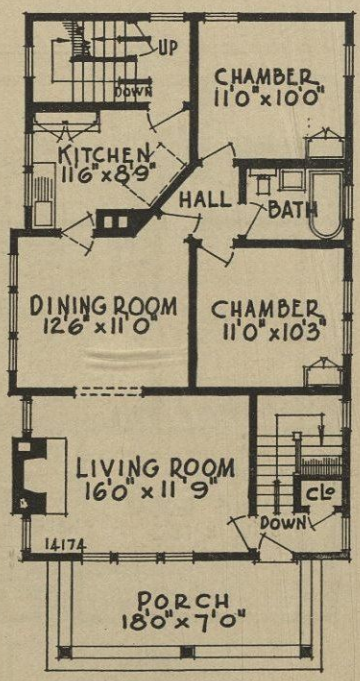
IF you are looking for interest on your money this style of building will appeal to you. When erecting two-apartment buildings, one is assured of an income that will aid in paying for the structure, or give a high interest rate for the investment. This apartment building, or comomnly called flat, is well designed from the foundation up, and will be appropriate for any neighborhood.



DIMENSIONS:

Width Over All	27' 0"
Depth Over All	52' 0"
Ceiling Height, First Floor	8' 8"
Ceiling Height, Second Floor	8' 8"
Height of Basement	7' 0"

Realizing that the satisfied customer is the greatest and most successful advertisement that we can secure, we take pains, therefore, to make all our patrons satisfied customers.



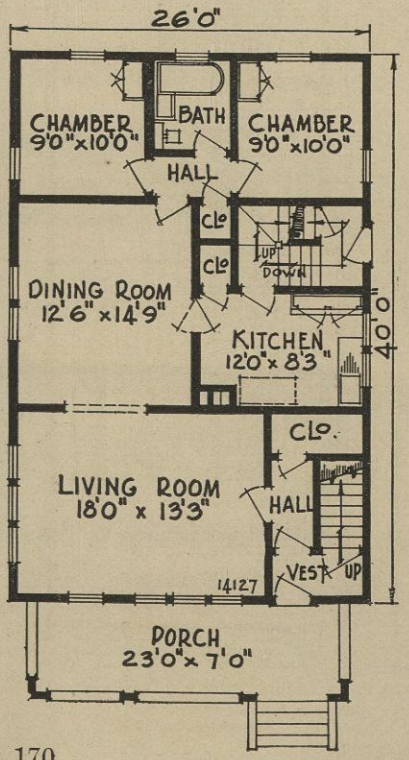
26 Ft. Wide x 40 Ft. Deep

Design 14127-A

Two Apartments

Each Floor Has 5 Rooms, Bath and Porch

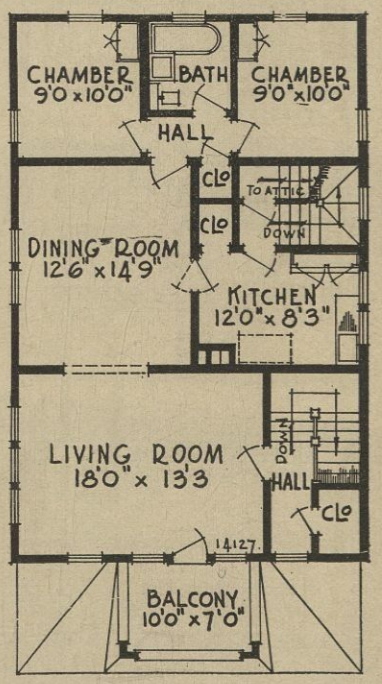
THE architectural treatment to this two-story apartment building, gives it every suggestion of the modern residence. It is homelike, convenient and inviting, and will well serve the purpose of two families, each desiring a dwelling with five rooms and bath. This home furnishes an interesting offer, for it will soon pay for itself in rent. It is substantially built, being suited to any community or to any climate.

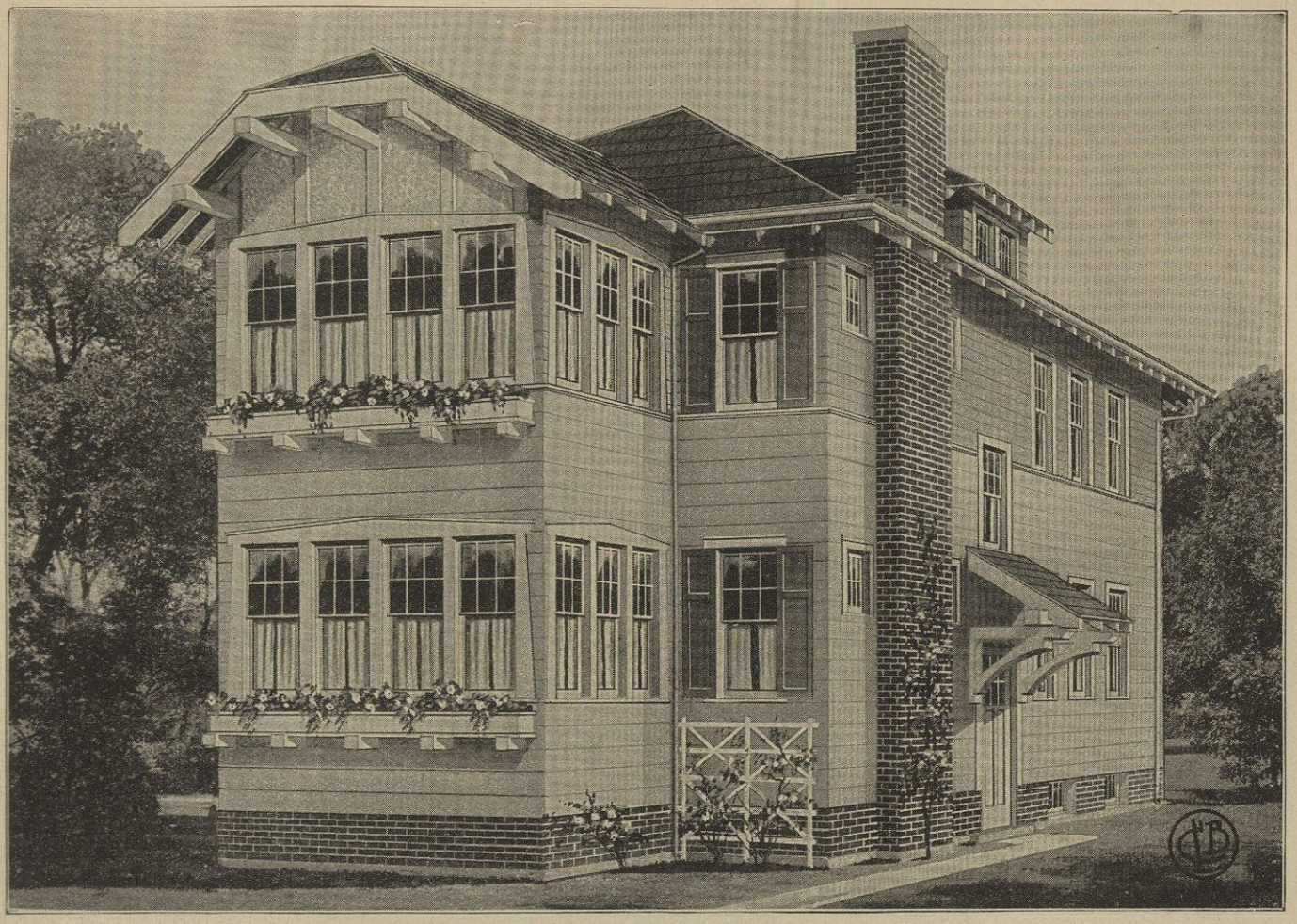


DIMENSIONS:

Width Over All	28′ 6″
Depth Over All	52′ 0″
Ceiling Height, First Floor	8′ 6″
Ceiling Height, Second Floor	8′ 6″
Height of Basement	7′ 0″

Build with Best Materials
Take no chances on grades or quality of lumber or other building materials you put in your new home.





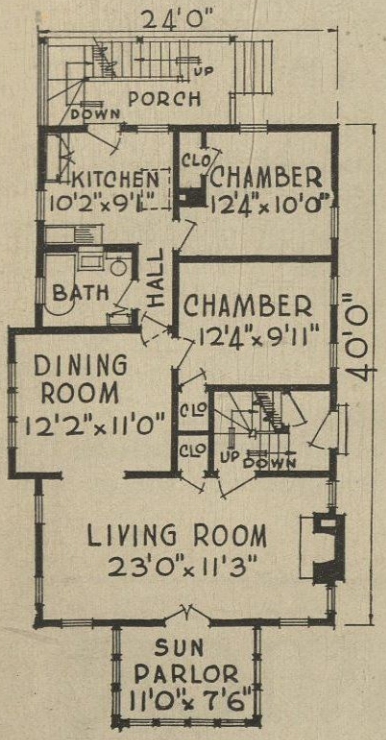
24 Ft. Wide x 40 Ft. Deep

Design 12685-A

Two Apartments

Each Floor Has 5 Rooms, Bath and Sun Parlor

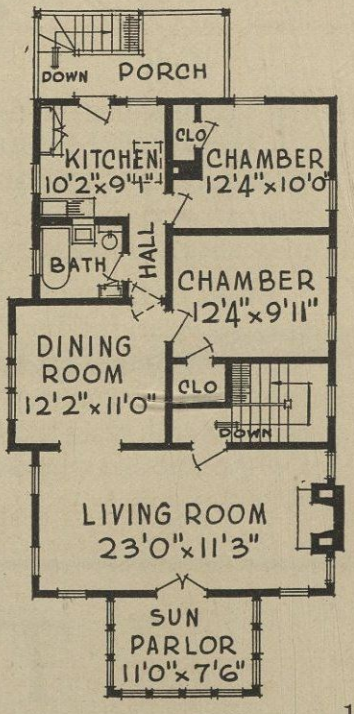
FOR a perfect duplex—a complete home on each floor, we challenge you to find an equal design either in beauty, or perfection of layout. One look at the floor plans will convince any landlord that this is the arrangement renters want. Notice the attractiveness of the living room and the cheerful sun parlor. This is one way of building a home and getting someone else to pay for it.



DIMENSIONS:

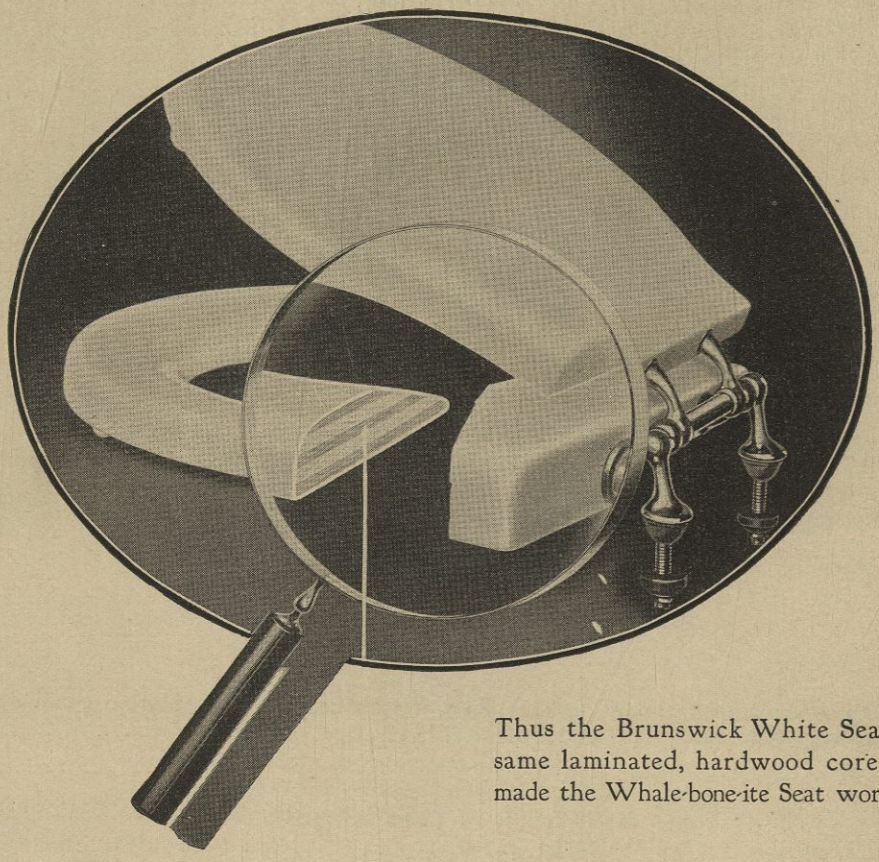
Width Over All	33′ 3″
Depth Over All	60′ 0″
Ceiling Height, First Floor	8′ 10″
Ceiling Height, Second Floor	8′ 6″
Height of Basement	7′ 0″

No matter how puzzling your building problems may be, don't hesitate to put them plainly up to us. We'll quickly supply the solutions.



A White Seat *at* a Moderate Price

that will give long service



Thus the Brunswick White Seat has the same laminated, hardwood core that has made the Whale-bone-ite Seat world famous

THE building world has long regarded the Whale-bone-ite Toilet Seat as the most durable toilet seat made. Public buildings, schools, hotels, hospitals the country over are equipped with this seat.

Realizing the tremendous demand in modern residential building for a high-grade white seat, the Brunswick-Balke-Collender Company, manufacturer of the Whale-bone-ite Seat, several years ago undertook to perfect a white seat that would not only be supremely beautiful but which would be durable as well.

The result is the Brunswick White Seat, which in an astoundingly short period of time has won acceptance on the part of plumbers and contractors everywhere.

The long experience of the manufacturers in making the Whale-bone-ite Seat has enabled them to put into the Brunswick White seat quality far beyond its price. This seat has the same construction which in the Whale-bone-ite Seat has won the en-

The BRUNSWICK

The Brunswick White Seat is guaranteed for five years. Its glasslike, highly polished Brunsoid surface is the result of long research

dorsement of architects and builders the country over.

Not simply the basic construction but the exterior of the Brunswick White Seat is unusual. This new seat has a glasslike, highly polished Brunsoid surface which is the result of long research...really a remarkable discovery.

Matches other fixtures

In perfecting this surface, the makers of the Brunswick White Seat have succeeded in getting a white seat which exactly matches your own bathroom fixtures. An extremely important detail in your new bathroom is to look attractive.

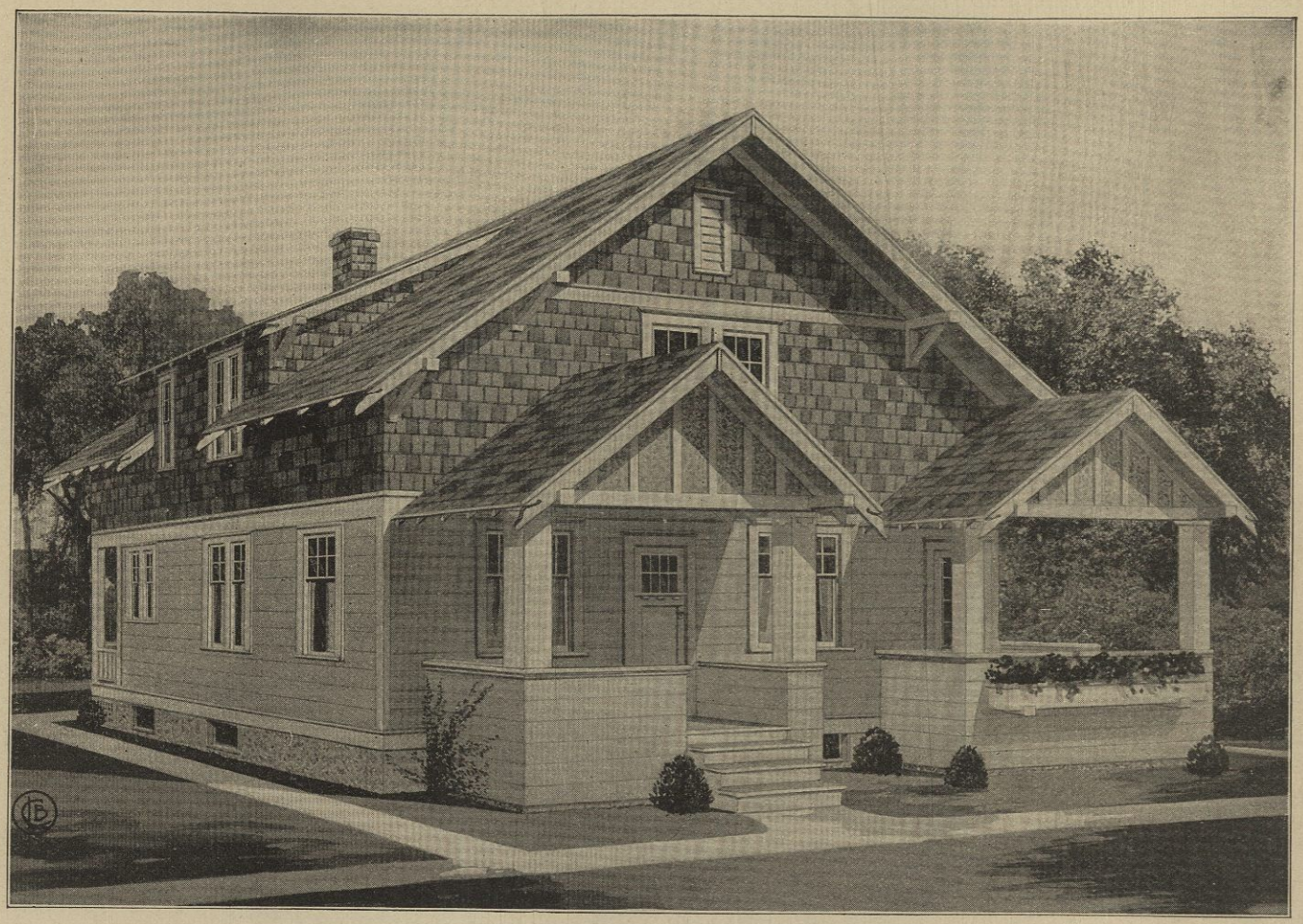
The Brunswick White Seat is guaranteed for five years. It will not crack, craze, chip or turn color. The heavy, concealed non-fouling hinge is accurately machined and heavily nickel-plated.

Prices of the Brunswick White Seat are remarkably low... only a little more than the very least you would expect to pay. The Brunswick White Seat is made in various designs to meet every need. It fits all standard make of fixtures.

Ask your plumbing contractor

Your plumbing contractor can obtain this seat for you. Ask him to let you see it. Insist on this uniquely modern, high-grade seat and accept no substitute. On request, we'll mail free a beautifully illustrated booklet showing the Brunswick White Seat in various styles. Address Dept. 93, Seat Division, The Brunswick-Balke-Collender Co., 623 S. Wabash Avenue, Chicago.

WHITE SEAT



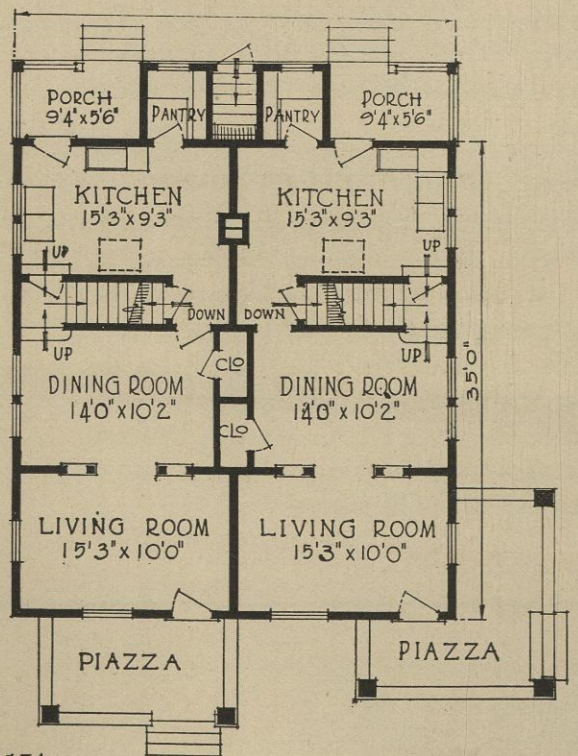
32 Ft. Wide x 35 Ft. Deep

Design 12271-A

Two-Family Home

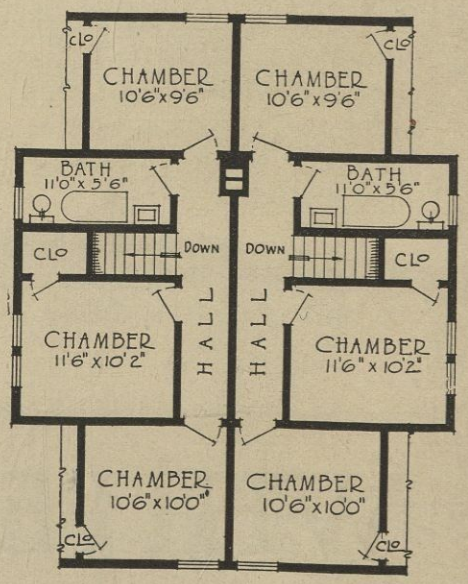
Each Family Has 6 Rooms and Bath

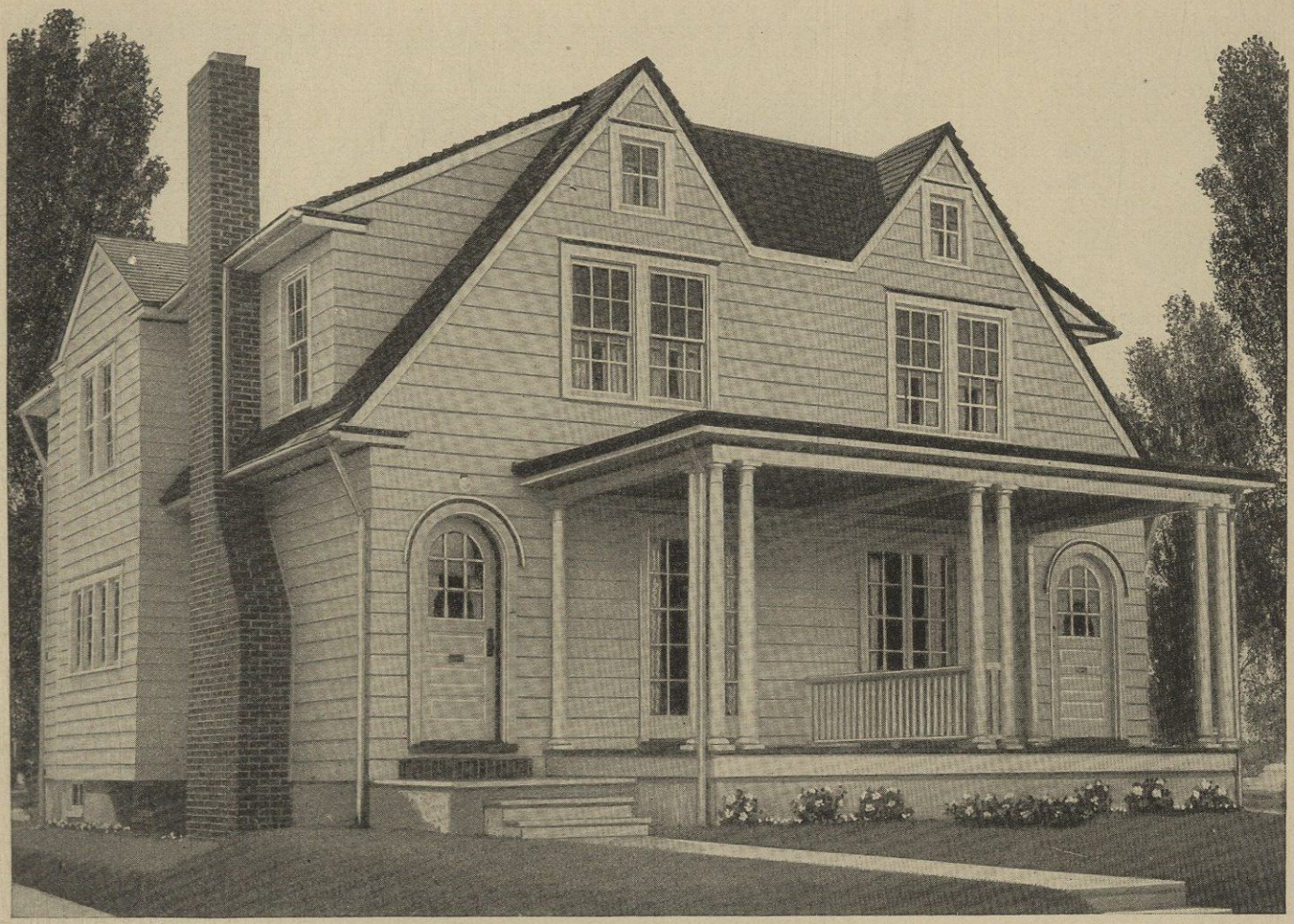
IT is a thrifty family who, in building its own home, provides for a tenant to pay taxes and upkeep and, besides, a comfortable profit. To such a family this design has much to recommend it. Shingle and clapboard side wall protection has been provided to give lasting life and more than usual character to the design. The spacious substantial porches provide outdoor comfort for both families. The whole exterior is one of fine balance and dignity.



DIMENSIONS:

Width Over All	**43′ 6″**
Depth Over All	**53′ 3″**
Ceiling Height, First Floor	**8′ 8″**
Ceiling Height, Second Floor	**8′ 2″**
Height of Basement	**7′ 0″**





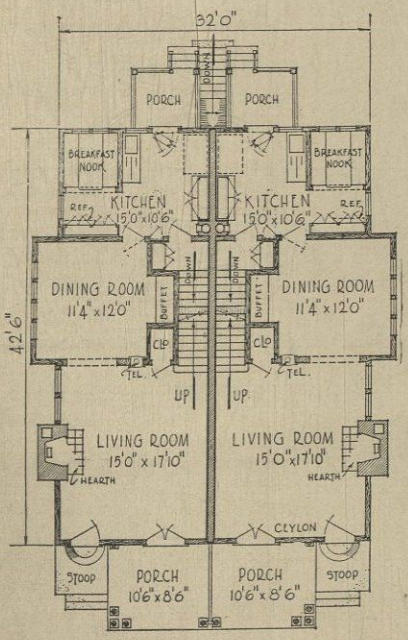
Size 32'0" x 42'6"

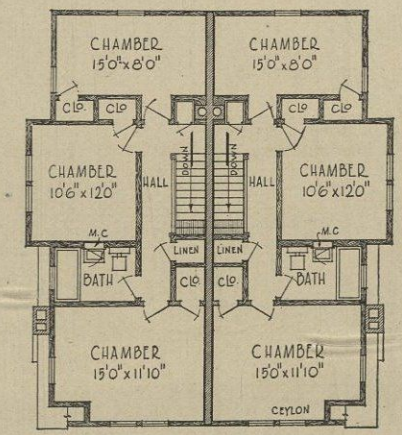
Two-Family Home

The CEYLON

EACH FAMILY HAS 6 ROOMS, BATH AND DINING NOOK

IT IS unusual to find such a well planned and attractive two family home at such a moderate cost. The architect has proven that a large expense is not a requisite of a beautiful home. Such modern conveniences as telephone cabinets, rear door receptacles, and plenty of closet space are found.





DIMENSIONS

Width over all	36′ 0″
Depth over all	61′ 6″
Ceiling height, 1st floor	8′ 6″
Ceiling height, 2nd floor	8′ 0″
Height of basement	7′ 0″

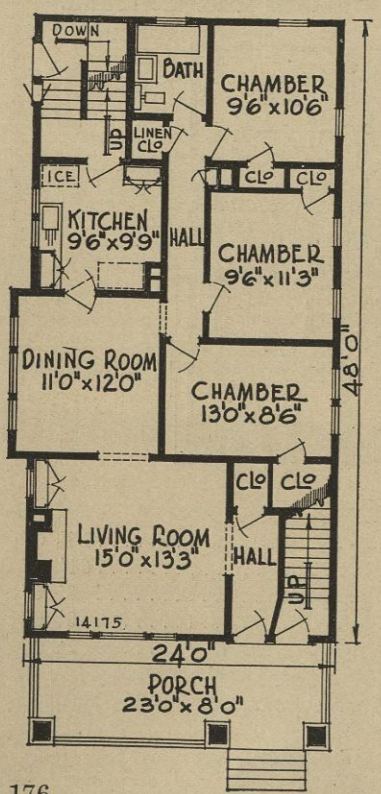
24 Ft. Wide x 48 Ft. Deep

Design 14175-A

Each Floor Has 6 Rooms, Bath and Porch

Two Apartments

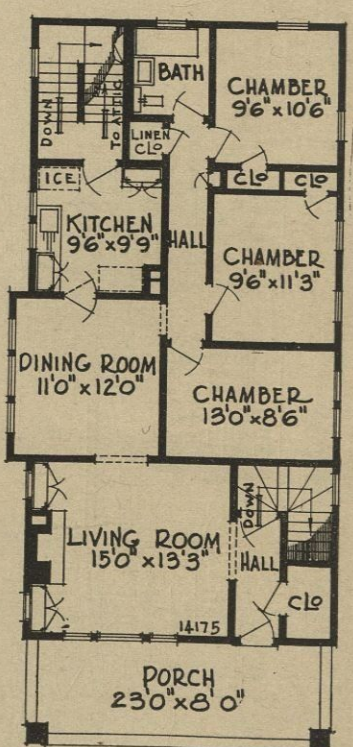
WELL designed and up-to-date apartment buildings offer the same conveniences as the private dwelling, in addition to the larger income derived from rent. The exterior is designed with the broad, square lines, making a dignified appearance on a well-proportioned lot. Each floor has its large front porch. The interior is carefully planned for convenience and utility.



DIMENSIONS:

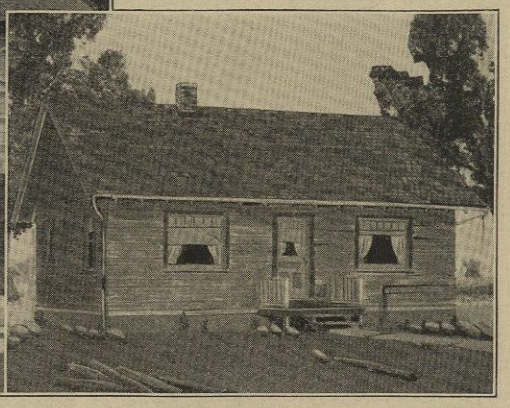
Width Over All	29' 0"
Depth Over All	62' 0"
Ceiling Height, First Floor	8' 8"
Ceiling Height, Second Floor	8' 8"
Height of Basement	7' 0"

A man who, in his struggles of life, has no home to retire to, in fact or in memory, is without life's best rewards and life's best defenses.—Timothy Titcomb.



SUBSTANTIAL MODERN HOMES FROM OLD HOUSES

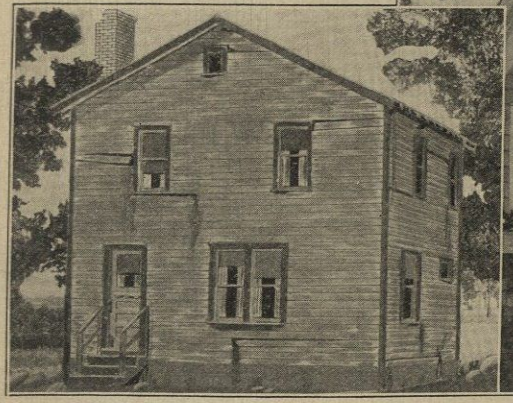
BY making a few changes, additions and eliminations, the old house is converted into a new home in every respect. A home suitable to every neighborhood.



AFTER REMODELLING

THE OLD HOUSE

SUCH an attractive house deserves the protection afforded by complete lightning rod equipment. Look at the old house and note the transformation wrought by careful remodelling. You can do the same with your old house. Our Architectural Department stands ready to aid you to secure just what you want.



THE OLD HOUSE

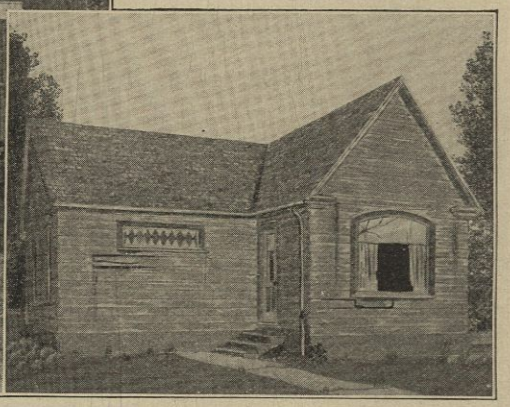
AFTER REMODELLING

See Next Page

REMODELLING MAKES THE OLD HOUSE ATTRACTIVE

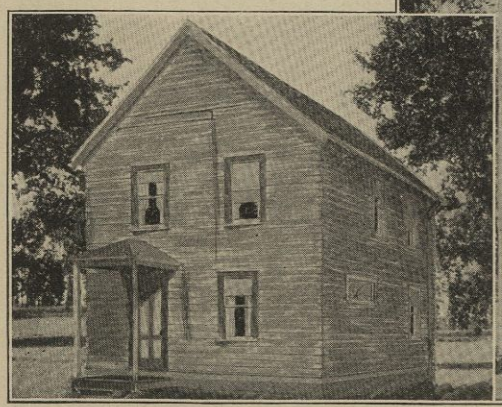
AFTER REMODELLING

IN selecting a style of architecture to which the old house is to be remodelled, it is necessary to first determine at least expense the style having similar lines to the old house.

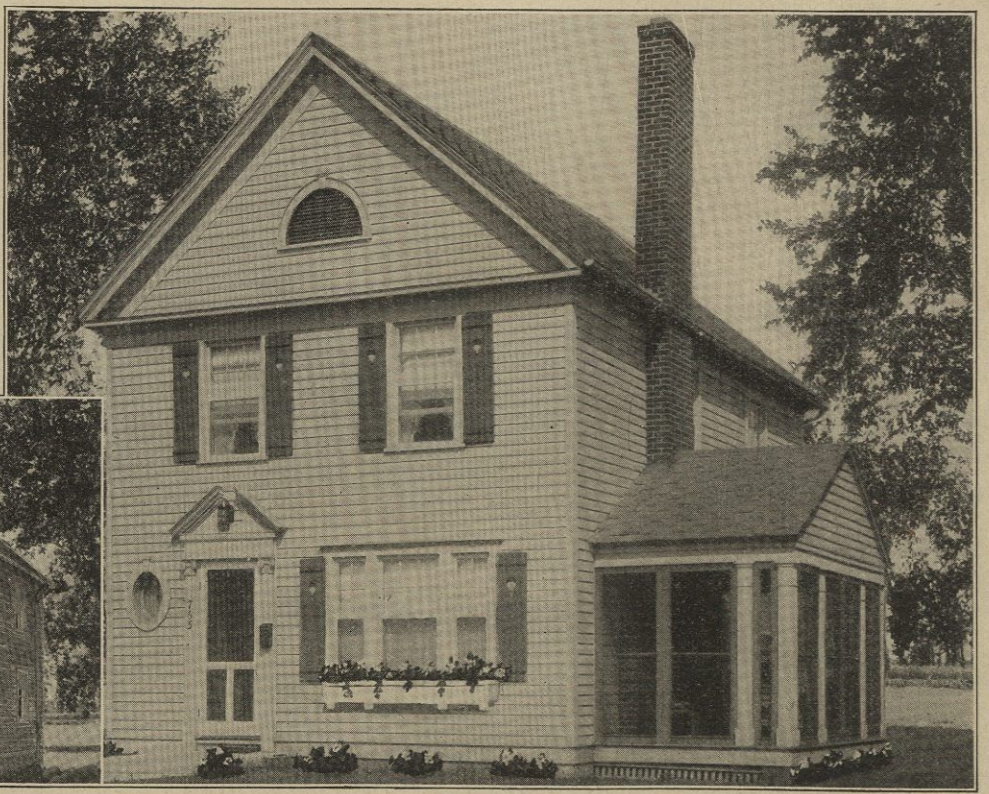


THE OLD HOUSE

EVERY alteration is an individual problem and depends not only on the home to be remodelled but on local conditions as well. Our Architectural Department is particularly equipped to handle remodelling problems. We will gladly aid you.



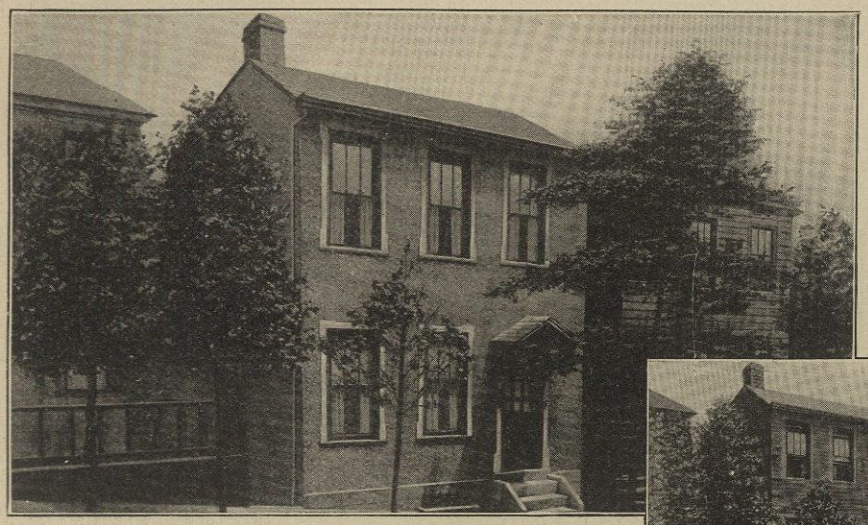
THE OLD HOUSE



AFTER REMODELLING

See Next Page

Beautiful New Homes from Old Houses

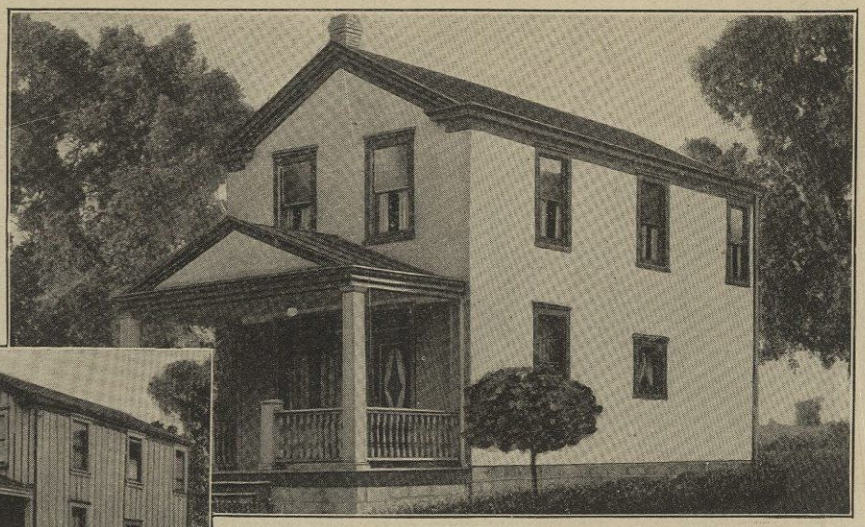


AFTER!

BEFORE ☜

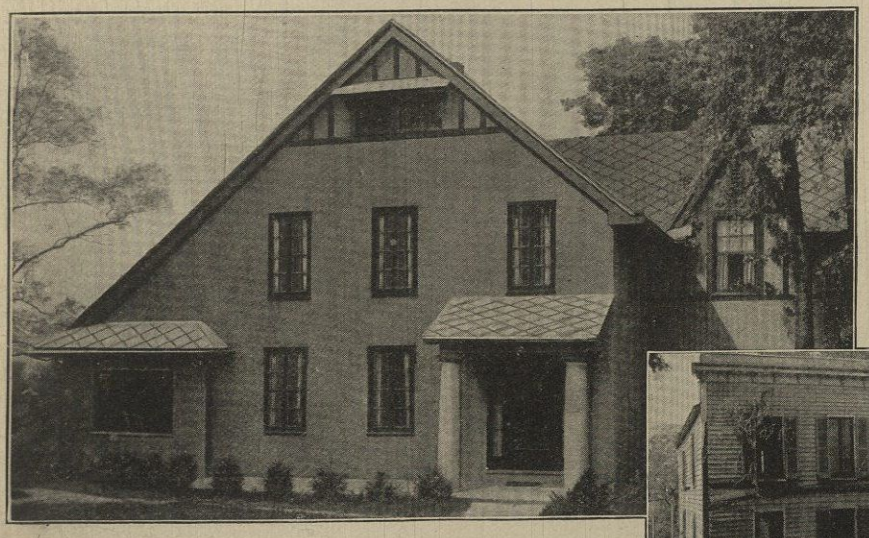
THE homes shown on this page are actual examples of old homes remodelled and coated with stucco reinforced with steel fabric.

STUCCO coating is equally good for cottages, garages, apartments, duplexes, halls, churches, hotels, stores and other aged and weather-worn buildings.



AFTER!

BEFORE ☞



AFTER!

OUR architectural department is prepared to furnish full information, suggestions and drawings for any kind of remodelling work desired.

BEFORE ☜

Stucco Coating Greatly Increases Property Values

THE exterior walls of the remodelled homes illustrated on this page are coated with stucco applied to a patent combination base. You are fortunate if you are owner of an old home because the old homes were constructed of good material and workmanship.

BEFORE ☞

AFTER!

PERHAPS the interior of your home needs no modernizing, but the exterior may be unsatisfactory in appearance and wholly out of keeping with the attractive homes of the vicinity.

☞ *BEFORE*

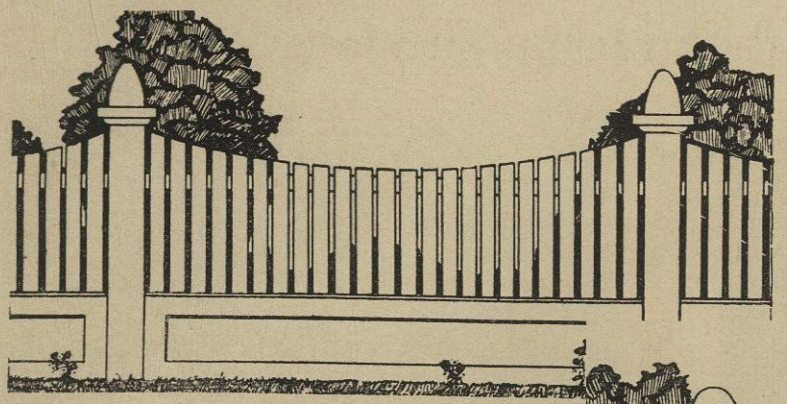
AFTER!

DOUBTLESS you have considered the advisability of remodelling your old home, but unless you have some idea of how it could be done it is difficult to make much progress. Send us your problems, as we maintain an architectural department especially prepared to furnish the desired information and advice.

BEFORE ☞

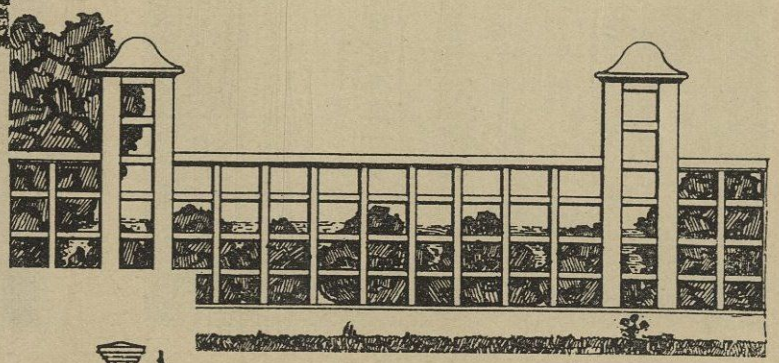
AFTER!

Improvements for the Lawn and Garden



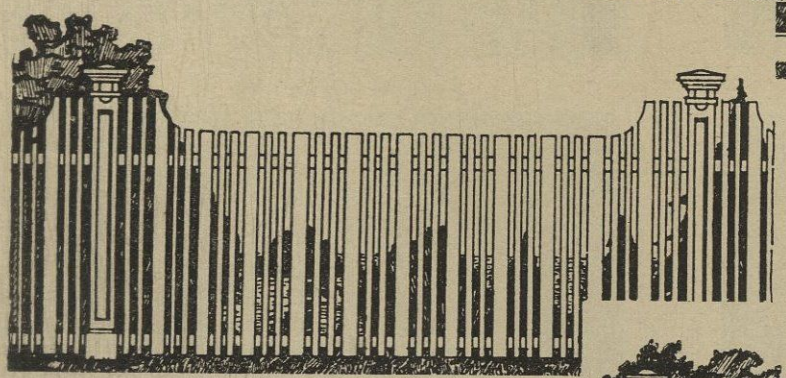
Style No. 119
Slab Picket Wood Fence

WE HERE illustrate a few ornamental wood fences as suggestions to those who would beautify their lawns and gardens.



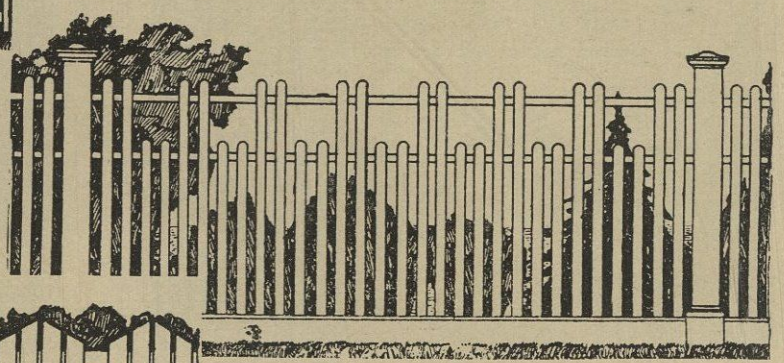
Style No. 109
Ornamental Wood Fence

WITHOUT a garden or lawn round it the home is never quite complete and without attractive enclosures the garden is never quite complete.



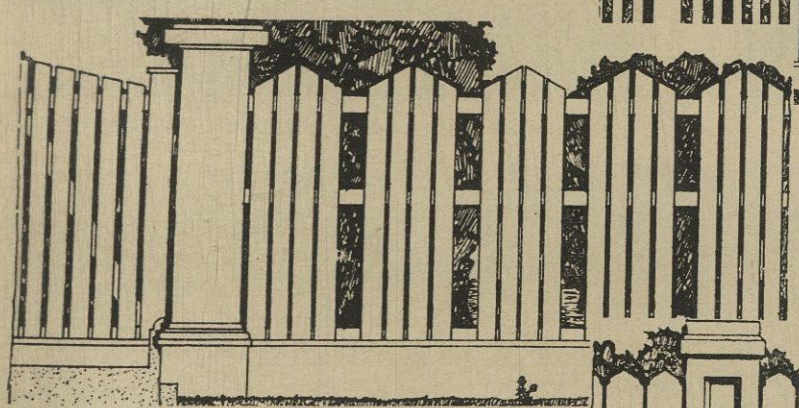
Style No. 101
Wood Picket Fence

A GOOD idea is to separate the flower garden from the vegetable garden with a lattice fence over which vines can grow.



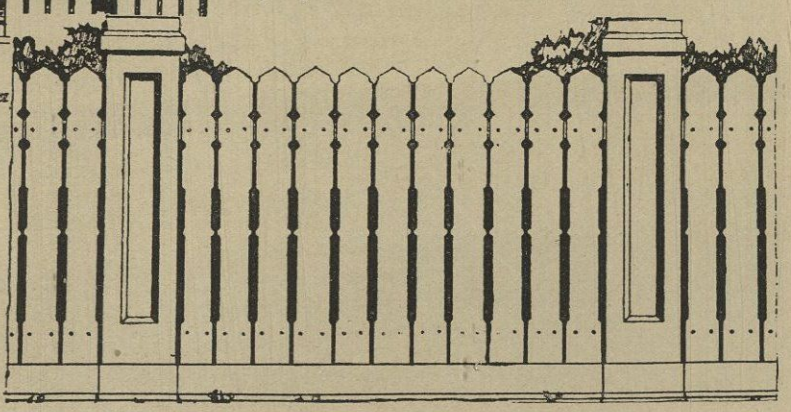
Style No. 111
Wood Picket Fence

SHOWING the home at its best is accomplished only by careful preparation of the lawn and garden with appropriate fences and enclosures.



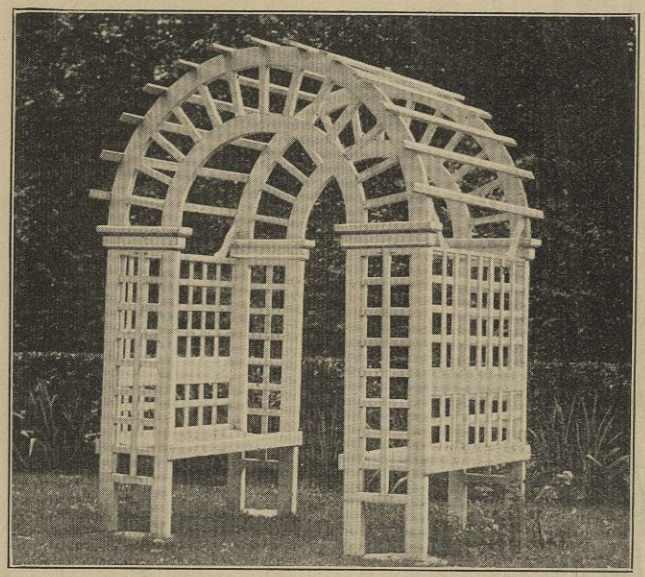
Style No. 114
Slab Picket Wood Fence

IF YOU have special ideas of your own which you want worked out, our Architectural Department stands ready to aid you.

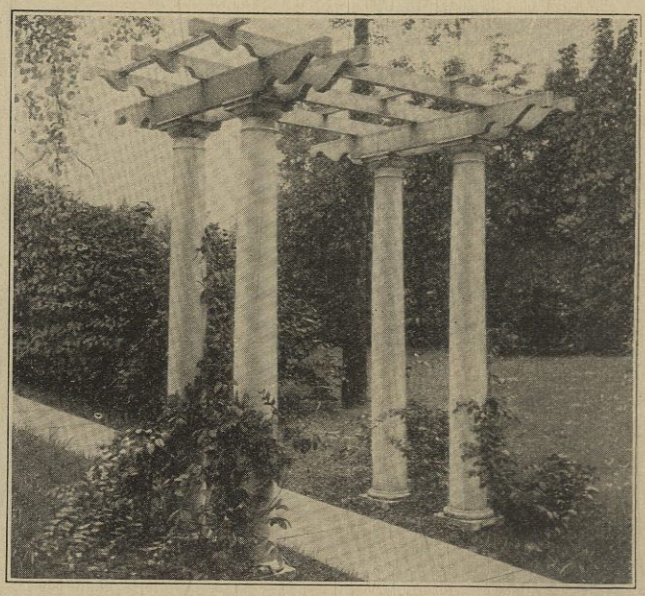


Style No. 127 Ornamental Slab Wood Fence

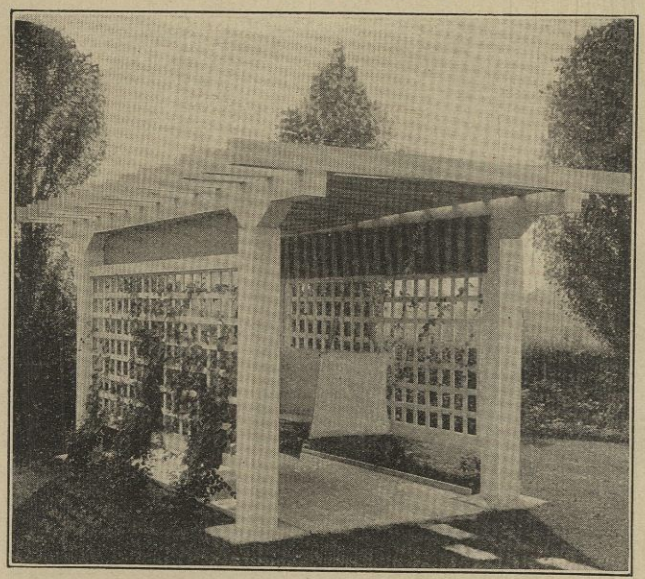
Suggestions for the Home and Garden



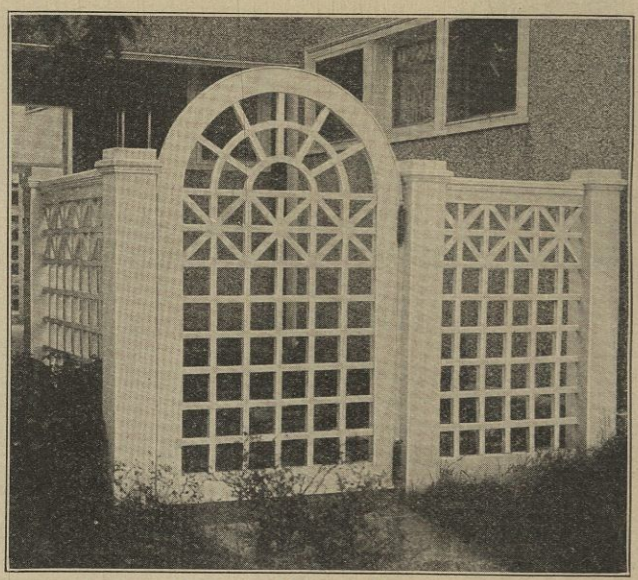
Arbor—Design No. 298



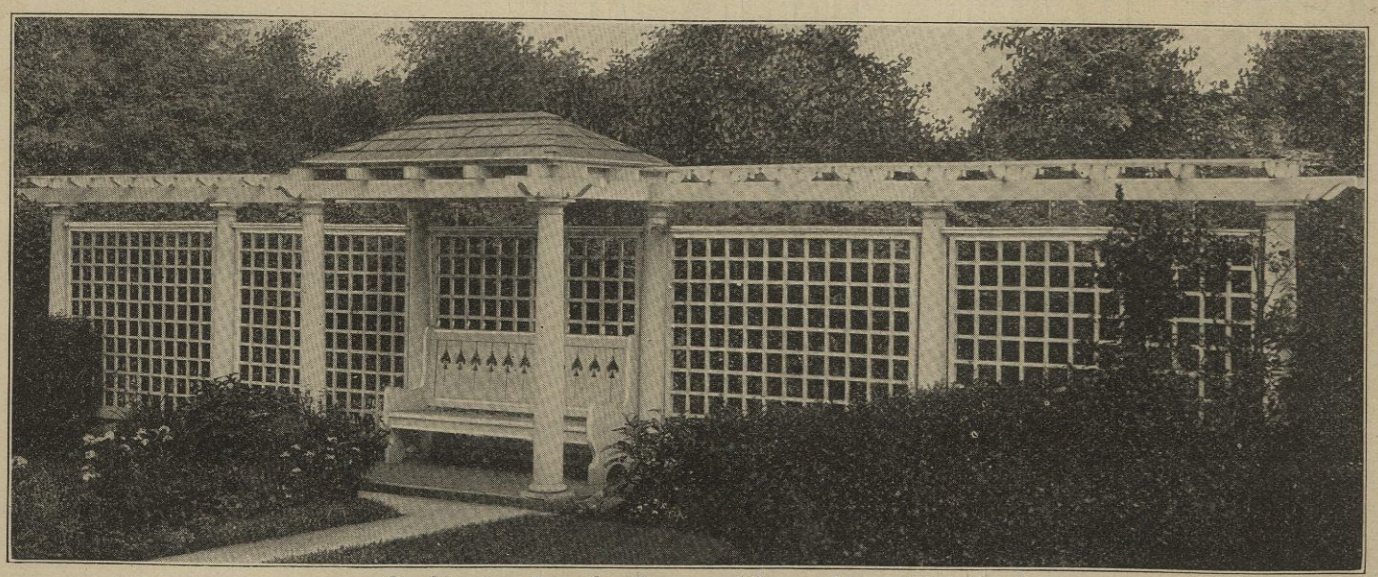
Pergola—Design No. 411



Pergola and Arbor—Design No. 189

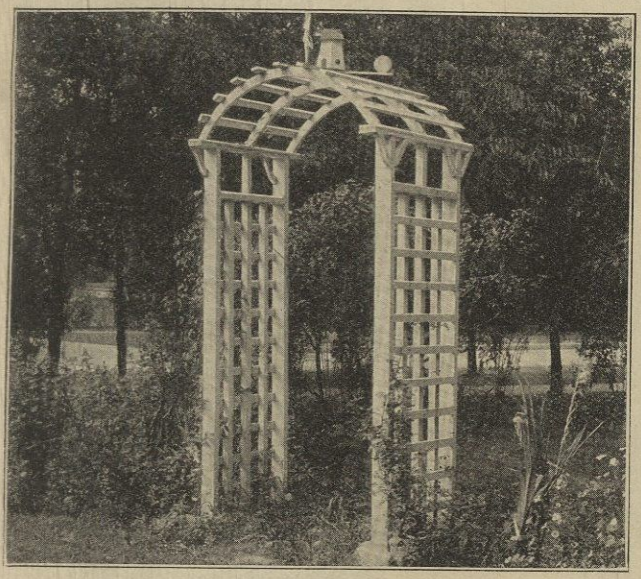


Lattice Gate and Fence—Design No. 422

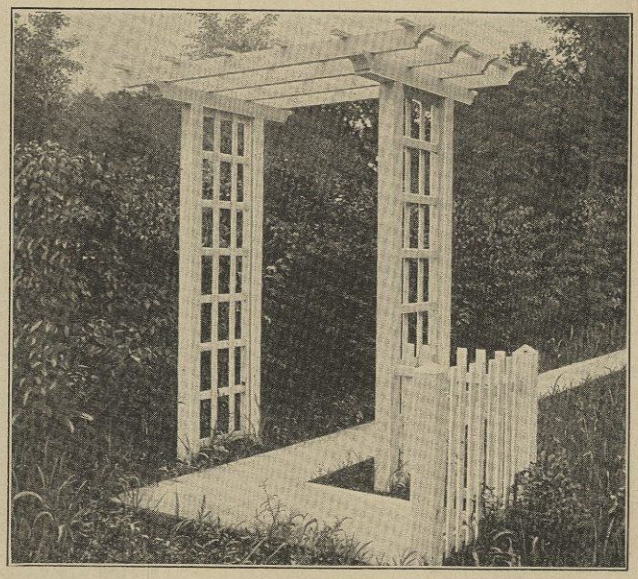


Combination Pergola, Fence and Lawn Settee With Roof

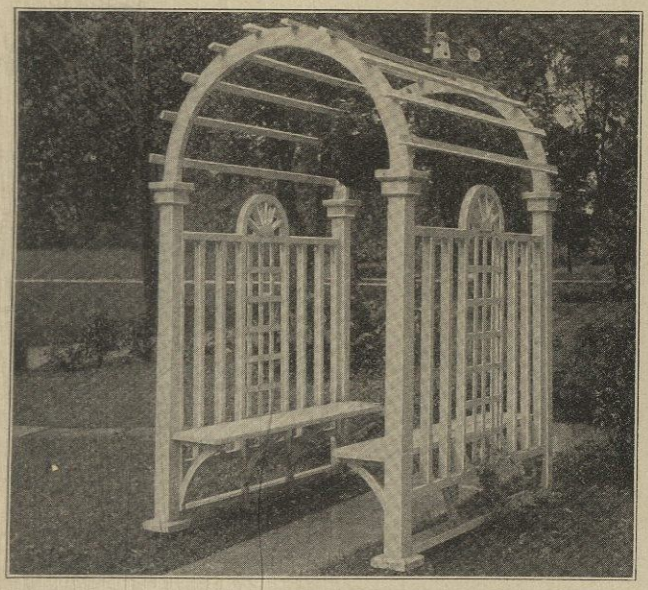
Beautifying the Lawn and Garden



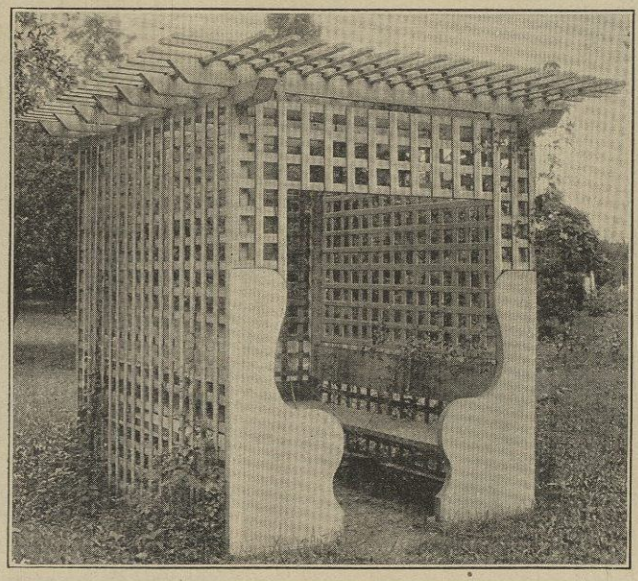
Arbor—Design No. 174



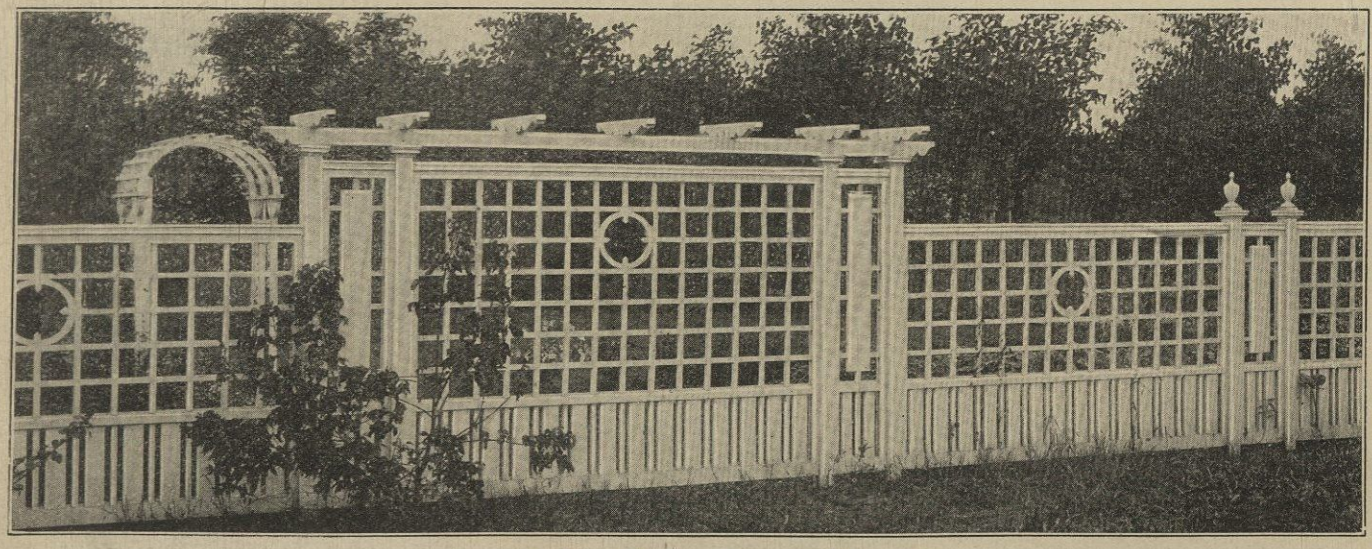
Pergola—Design No. 462



Arbor—Design No. 311



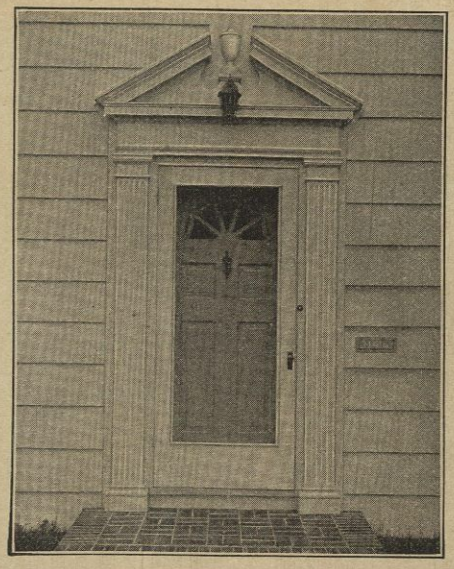
Arbor With Settee—Design No. 193



Attractive Combination Fence and Pergola

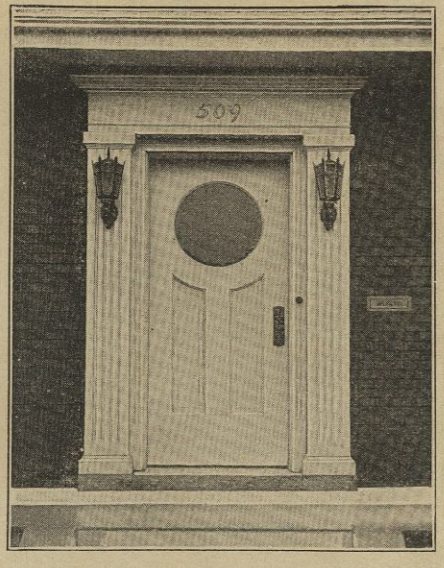
Front Entrances and Exterior Doors

THE entrance design is the index to the architecture of the home itself and a selection of the design should be carefully considered.

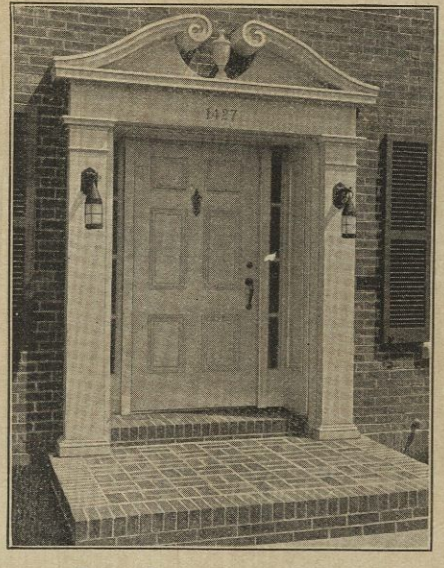


Front Entrance—Style 409

Front Entrance—Style 622



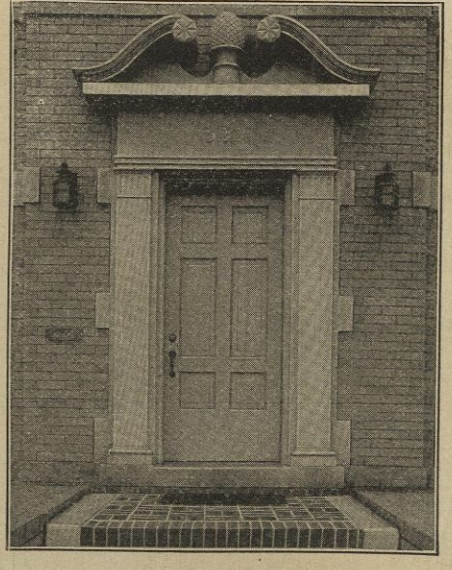
Front Entrance—Style 223



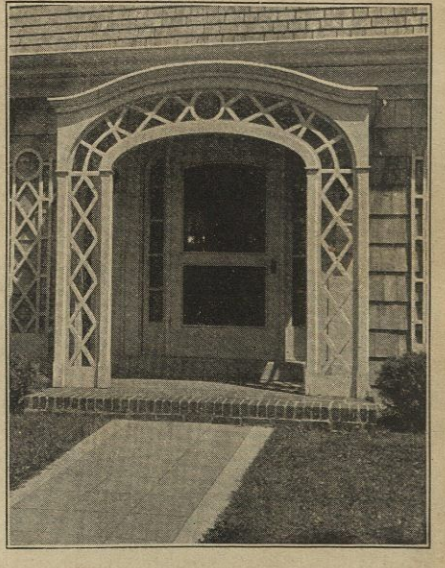
Front Entrance—Style 221

CORDIALITY, pride and dignity are the impressions an attractive front entrance creates upon all callers and friends.

OUR Architectural Department is prepared to assist you with full information and complete detailed drawings for any style of entrance.



Front Entrance—Style 511



Front Entrance—Style 307

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